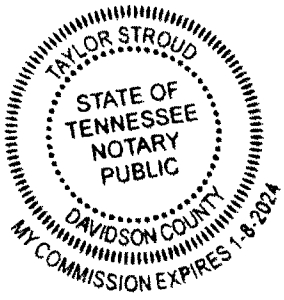
WARRANTY DEED



STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $546,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13TH DAY OF MAY, 2022.

Notary Public

MY COMMISSION EXPIRES: 1/8/24
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Foundation Title & Escrow Series, LLC, 277 Mallory Station Rd, Suite 102, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.(S)
Arrived Holdings, Inc.	Arrived Holdings, Inc.	Parcel ID: 081070Z00200CO
(NAME) 1929 14th Avenue	(NAME)	
(ADDRESS) Nashville, TN 37208	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I/WE, **Lindsay Jackson**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Arrived Holdings, Inc.**, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit 1929, together with common areas, as established by Declaration of Covenants, Conditions and Restrictions for 1927 14th Avenue Homes, a Horizontal Property Regime with Private Elements of record as Instrument No. 20160908-0094320 and being shown on Plat attached thereof as Exhibit "B", amended in Instrument No. 20180406-0032764, in the Register's Office for Davidson County, Tennessee, to which Plat reference is herby made for a more complete description of the property.

Being the same property conveyed to Lindsay Jackson, an unmarried woman, by Warranty Deed from Crandall Holdings, LLC, a Tennessee Limited Liability Company, dated April 12, 2018 and recorded April 13, 2018 in Instrument No. 20180413-0034907, in the Register's Office for Davidson County, Tennessee.

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

Karen Johnson Davidson County
Batch# 859787 DEEDWARR
05/20/2022 01:28:30 PM 3 pgs
Fees: $18.00 Taxes: $2,020.20
20220520-0058999

unimproved ☐

This is improved ☒ property, known as 1929 14th Avenue, Nashville, TN 37208

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their heirs and assigns forever; and we do covenant with the said Grantees that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 11th day of May, 2022

Lindsay Jackson

STATE OF Tennessee

COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State Lindsay Jackson, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 13th day of May, 2022.

Notary Public

My Commission Expires: 3/1/24

(SEAL)

ASHLEY W. MORGAN
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

Property Address: 1929 14th Avenue N, Nashville, TN 37208

Certificate of Authenticity

I, Steve Berneman, do hereby make an oath that I am the custodian of the original version of the electronic document tendered for registration herewith, and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on May 13, 2022.

Steve Berneman

Date: 13th day of May, 2022

State of Tennessee
County of Davidson

Sworn and subscribed before me on 13th day of May, 2022 by Steve Berneman.

Name: Ginger Weber
Title: Notary Public

My commission expires: 4-23-2025



File No.: 2022-9893-TN