Karen Johnson Davidson County
Batch# 875120 DEEDWARR
06/22/2022 08:19:30 AM 5 pgs
Fees: $28.00 Taxes: $1,165.50
20220622-0070726

This instrument prepared by and (MAIL)
instrument may be returned to:
Charles Chacko
OS National, LLC
3097 Satellite Blvd.,
Suite 400 Duluth, GA 30096
Tel. 770-497-9100

Send tax bills to:
SFR JV-2 Property LLC, a Delaware Limited Liability Company
P.O Box 15087
Santa Ana, CA 92735

Name and address of new owner:
SFR JV-2 Property LLC, a Delaware Limited Liability Company
P.O Box 15087
Santa Ana, CA 92735

Map parcel number: 050-06-0-110.00

Source of Title: See Exhibit "A" attached hereto and incorporated herein.

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee(s) and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged,

Inland Asset Holdings, a California Corporation,

the Grantor herein, have this day bargained and sold, and do hereby transfer and convey unto the said,

SFR JV-2 Property LLC, a Delaware Limited Liability Company,

the Grantees herein, their (successors), heirs and assigns, certain real estate more particularly described as follows:

See exhibit "A" attached hereto and incorporated herein.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the Grantees, their (successors), heirs and assigns forever. We covenant with the said Grantees that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for those matters appearing of record and real property taxes.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons whomsoever.

Whenever 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 hand this 8 day of June, 20 22, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Inland Asset Holdings, a California Corporation

UBaeza

By: Ulises Baeza
As Its: Authorized Signatory

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF California

COUNTY OF San Bernardino

Personally appeared before me, Leticia Calderon, a Notary Public in and for said County and State, Ulises Baeza, which whom I am personally acquainted, and who acknowledged that such person executed the within instrument for the purposes therein contained, and who further acknowledged that such person is the Attorney in Fact of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 8 day of June, 20 22

Notary Public

Printed Name: Leticia Calderon

My Commission Expires: 2/26/2026

LETICIA CALDERON
COMM # 2392103
Los Angeles County
California Notary Public
Comm Exp Feb. 26, 2026

202206220070726

EXHIBIT A
Legal Description

MORE COMMONLY KNOWN AS: 3836 Northbrook Drive, Nashville, TN 37207

TAX PARCEL ID/APN (For informational purposes only): 050-06-0-110.00

Land in Davidson County, Tennessee, Being Lot No. 37, on the Plan of Northbrook Subdivision, Phase Two, Final Plat, of record in Plat Book 9700, Page 769, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Terriance D. Moody, married by Warranty deed from Buddy Dunn Contractors, L.P of record in Instrument No. 200001040001115 Register's Office for Davidson County, Tennessee, dated December 30, 1999 and recorded on January 04, 2000.

The said Terriance D. Moody having died on or about May 9, 2019.

Being the same property conveyed to INLAND ASSET HOLDINGS, A CALIFORNIA CORPORATION, by Warranty deed from ESTATE OF TERRIANCE D. MOODY, of record in Instrument No. 20220602-0063931 Register's Office for Davidson County, Tennessee, dated MAY 31, 2022 and recorded on JUNE 2, 2022.

AFFIDAVIT OF VALUE

STATE OF GEORGIA)

COUNTY OF COBB)

The actual consideration (or value, whichever is greater) for this transfer is $ 315,000.00

Kayla Smith
AFFIANT

Subscribed and sworn to before me, this 8TH day of JUNE, 2022.

Rebecca Chesser
NOTARY PUBLIC
My Commission Expires:
11/9/24

STATE OF GEORGIA NOTARY PUBLIC
REBECCA CHESSER
Cobb County
My Commission Expires
November 9, 2024

Property address:
3836 NORTHBROOK DRIVE
NASHVILLE, TN 37207

CERTIFICATION REQUIRED BY TCA 66-24-101(D)

I, Kayla Short, do hereby make oath that I am a licensed attorney and/or 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 06-08-2022 (date of document).

Kayla Short

Affiant Signature

06-08-2022

Date

State of Georgia

County of Guinnett

Sworn to and subscribed before me this 8TH day of JUNE, 2022,

Notary's Signature

My Commission Expires: 10/24/24

Notary's Seal (if on paper)

STATE OF GEORGIA NOTARY PUBLIC

CYNTHIA VAN CAMPEN
Gwinnett County
My Commission Expires
October 26, 2024