Karen Johnson Davidson County
Batch# 876275 DEEDWARR
06/23/2022 12:07:30 PM 5 pgs
Fees: $28.00 Taxes: $1,461.50
20220623-0071803

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:
FKH SFR PropCo K, L.P., a Delaware limited partnership
1850 Parkway Place, Suite 900
Marietta, GA 30067

Name and address of new owner:
FKH SFR PropCo K, L.P., a Delaware limited partnership
1850 Parkway Place Suite 900
Marietta, GA 30067

Map parcel number: 075-08-0-185.00

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,

Daniel Kyle Perry, unmarried

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

FKH SFR PropCo K, L.P., a Delaware limited partnership,

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 14th 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.

DANIEL KYLE PERRY
Daniel Kyle Perry

State of Texas
County of Brazoria

Sworn to and subscribed before me this 14th day of June, 20 22, by DANIEL KYLE PERRY who ( ) is/are personally known to me or (✓) produced the following identification DRIVER LICENSE.

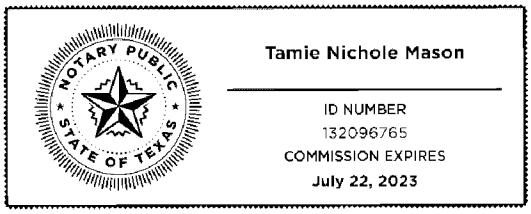
(Notary Seal)

Tamie Nichole Mason
Notary Public

Notary Public, State of Texas

Printed Name: Tamie Nichole Mason

My Commission Expires: 07/22/2023



Notarized online using audio-video communication

EXHIBIT A
Legal Description

MORE COMMONLY KNOWN AS: 4837 Concord Drive, Hermitage, TN 37076

TAX PARCEL ID/APN (For informational purposes only): 075-08-0-185.00

Land in Davidson County, Tennessee, being Lot No. 505 on the Plan of Section Nine, Tulip Grove Subdivision of record in Plat Book 4675, Page 135, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Daniel K. Perry and wife, Tamara L. Perry by Warranty deed from Olimpia Yalung Cox, an unmarried woman of record in Instrument No. 20170602-0055190 Register's Office for Davidson County, Tennessee, dated May 31, 2017 and recorded on June 02, 2017.

Being the same property conveyed to Daniel Kyle Perry by Quitclaim deed from Tamara Leigh Perry of record in Instrument No. 20191003-0101036 Register's Office for Davidson County, Tennessee, dated October 01, 2019 and recorded on October 03, 2019.

AFFIDAVIT OF VALUE

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration (or value, whichever is greater) for this transfer is $395,000.00.

DANIEL KYLE PERRY

Daniel Kyle Perry

State of Texas
County of Brazoria

Sworn to and subscribed before me this 14th day of June, 20 22, by DANIEL KYLE PERRY who ( ) is/are personally known to me or (✓) produced the following identification DRIVER LICENSE.

(Notary Seal)

Tamie Nichole Mason

Notary Public

Notary Public, State of Texas

Printed Name: Tamie Nichole Mason

My Commission Expires: 07/22/2023

NOTARY PUBLIC STATE OF TEXAS

Tamie Nichole Mason

ID NUMBER
132096765
COMMISSION EXPIRES
July 22, 2023

Notarized online using audio-video communication

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 06-14-2022 (date of document).

Kayla Short

Affiant Signature

06-14-2022

Date

State of Georgia

County of Guinnett

Sworn to and subscribed before me this 14TH 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