Karen Johnson Davidson County
Batch# 906512 DEEDWARR
08/23/2022 09:32:30 AM 5 pgs
Fees: $28.00 Taxes: $1,683.50
20220823-0094916

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-HD Property LLC, a Delaware Limited Liability Company
P.O Box 15087
Santa Ana, CA 92735

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

Map parcel number: 149-15-0A-434.00-CO

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,

Lorraine Reynolds, unmarried

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

SFR JV-HD 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 17 day of August, 2022, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Lorraine Reynolds

Lorraine Reynolds

STATE OF ~~TENNESSEE~~ FLORIDA

COUNTY OF Sarasota

On this 17 day of August, 20 22, before me personally appeared Lorraine Reynolds, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person (or person's) free act and deed.

Peter T. Semchuk

Notary Public

Printed Name: Peter T. Semchuk

PETER T. SEMCHUK
Notary Public - State of Florida
Commission # GG 952362
My Comm. Expires Jan 28, 2024

Commission Expires:

1/28/2024

EXHIBIT A
Legal Description

MORE COMMONLY KNOWN AS: 1765 Bridgecrest Drive, Antioch, TN 37013

TAX PARCEL ID/APN (For informational purposes only): 149-15-0A-434.00-CO

Land in Davidson County, Tennessee, being Lot No. 148 on the Plan of Phase Six, Cambridge Forest R15 Residential PUD of record in Plat at Instrument No. 20070430-0051165, 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 Lorraine Reynolds, unmarried by Warranty deed from Ronnie Kelley, Jr, unmarried of record in Instrument No. 20160610-0058872 Register's Office for Davidson County, Tennessee, dated June 06, 2016 and recorded on June 10, 2016.

AFFIDAVIT OF VALUE

STATE OF GEORGIA)

COUNTY OF COBB)

The actual consideration (or value, whichever is greater) for this transfer is $ 455,000.00

Kayla Smith
AFFIANT

Subscribed and sworn to before me, this 17th day of August, 20 22.

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:

1765 Bridgecrest Drive, Antioch, TN 37013

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 08/17/2022 (date of document).

Affiant Signature

08/17/2022

Date

State of Georgia

County of Guinnett

Sworn to and subscribed before me this 17th day of August, 2022,

Notary's Signature

My Commission Expires: 10/26/24

Notary's Seal (if on paper)

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