Karen Johnson Davidson County
Batch# 926298 DEEDWARR
10/06/2022 09:37:30 AM 3 pgs
Fees: $18.00 Taxes: $1,829.65
20221006-0110209

This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
8110 Isabella Lane, 2nd Floor
Brentwood, TN 37027

STATE OF ~~TENNESSEE~~ Georgia
COUNTY OF Walton

Actual consideration or value, whichever is greater is $494,500.00.

Affiant

Subscribed and sworn before me this the 4th day of October, 2022.

Notary Public
My commission expires:

GARRETT ONAN DRYSDALE
STATE OF GEORGIA
NOTARY PUBLIC
Walton County
My Commission Expires
August 29, 2025

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
SFR JV-2 PROPERTY LLC PO Box 15087 Santa Ana CA 92735	SFR JV-2 PROPERTY LLC PO Box 15087 Santa Ana CA 92735	187-09-0A 251.00-CO

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, MICHAEL MCDOWELL AND LAURA MCDOWELL, HUSBAND AND WIFE, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to SFR JV-2 PROPERTY LLC, A DELAWARE LIMITED LIABILITY COMPANY, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 251 on the Plan of Phase Nine, Section Two, Burkitt Village, SP Subdivision, of record in Plat at Instrument No. 20180208-0012957, 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 Michael McDowell and Laura McDowell, husband and wife, by deed dated 08/17/2018, from Regent Homes. LLC, a Tennessee Limited Liability Company, of record in Instrument No. 20180820-0082115, Register's Office for said County.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 4212 Dysant Alley, Nolensville, TN 37135.

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, successors and/or assigns, forever. Grantors covenant with Grantees that Grantors 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their successors, 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 my hand this the 4th day of October, 2022.

Michael McDowell

Laura McDowell

STATE OF TENNESSEE
COUNTY OF Williamson

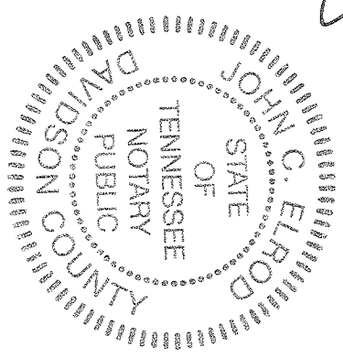
Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Michael McDowell and Laura McDowell, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 4th day of October, 2022.

My commission expires:

7/9/2024

Notary Public



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 October 4, 2022 (date of document).

Kayla Short
Affiant Signature

10/4/2022
Date

State of Georgia
County of Guinnett

Sworn to and subscribed before me this 4th day of October, 20 22,

Notary's Signature

My Commission Expires: 10/26/24

Notary's Seal (if on paper)

