Karen Johnson Davidson County
Batch# 943412 DEEDWARR
11/21/2022 02:44:30 PM 4 pgs
Fees: $23.00 Taxes: $1,147.00
20221121-0123389

This instrument prepared by:
Tennessee Nations Title Agency, Inc.
402 BNA Drive, Suite 205
Nashville, Tennessee 37217
615-360-2703
tn-closing@nationstitle.com

State of GA }
County of Dekalb }

The actual consideration or value, whichever is greater for this transfer is: $310,000

Affiant Signature

Subscribed and sworn to before me on this the 16th Day of Nov, 2022.

Notary Public
My Commission expires: 5-4-26

J PHILLIP
MY COMMISSION EXPIRES
MAY
04
2026
DEKALB COUNTY, GA
NOTARY PUBLIC

NAME AND ADDRESS OF PROPERTY OWNER:
SFR JV-2 Property LLC
PO Box 15087
Santa Ana, CA 92735

SEND TAX BILLS TO:
SFR JV-2 Property LLC
PO Box 15087
Santa Ana, CA 92735

MAP AND PARCEL NUMBER: Tax ID #: 151100A23100CO

WARRANTY DEED
22NT01551

Effective the 16th Day of Nov, 2022 and for and in Consideration of the sum of $1.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged,

Sarah M. Sandigo, a married woman having acquired title as Sarah M. Bradbury, unmarried, now joined by her husband Augustus Lee Sandigo, and Darrell L. Bradbury a/k/a Darrell Bradbury, an unmarried man

Hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto

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

Hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in **DAVIDSON COUNTY,** Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 80 on the Plan of Villages of Long Hunter, PUD, Phase 3, of record in Instrument No. 20030707-0093205, Register's Office for said County, to which reference is made for a more complete description.

Being the same property as conveyed to Sarah M. Bradbury and Darrell L. Bradbury, both unmarried by Warranty Deed from The Edith C. Gerardine Revocable Living Trust, dated the 16th day of November, 2005 dated 03/21/2019 recorded 03/29/2019 in Book NA, Page NA, as Document Number 20190329-0028836, Register's Office for Davidson County, TN.

This is an improved property commonly known as: 7072 S Hampton Blvd, Antioch, TN 37013-1164

This conveyance is being made subject to restrictions of record as instrument no.20015310056382 & instrument no. 200311110164945, and easement of record in book 8197, page 288, book 9661, page 919, book 2338 pg 466, and instrument no. 200009060088272, Instrument no. 200009060088271 and Instrument no. 20001030-0107415; Register's Office for Davidson County, Tennessee.

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. We do covenant with 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, expect for those matters appearing of record and real property taxes. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the GRANTEES, their heirs and assigns, against all 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 the 16 day of November, 2022

Sarah M. Sandigo fka Sarah M. Bradbury
Sarah M. Sandigo fka Sarah M. Bradbury

State of MICHIGAN)
County of KALAMAZOO)
Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Sarah M. Sandigo fka Sarah M. Bradbury,** the within named bargainer, 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, at office, this 16TH day of NOVEMBER 2022.

Tom Renuart
Notary Public TOM RENUART

My Commission expires: 12/26/2024

TOM RENUART, Notary Public
State of Michigan, County of Kalamazoo
My Commission Expires 12/26/2024
Acting in the County of KALAMAZOO

Augustus Lee Sandigo
Augustus Lee Sandigo

State of MICHIGAN)
County of KALAMAZOO)
Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Augustus Lee Sandigo,** the within named bargainer, 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, at office, this 16TH day of NOVEMBER, 2022.

Tom Renuart
Notary Public TOM RENUART

My Commission expires: 12/26/2024

TOM RENUART, Notary Public
State of Michigan, County of Kalamazoo
My Commission Expires 12/26/2024
Acting in the County of KALAMAZOO

Augustus Lee Sandigo joins in this deed for purposes of conveying marital interest

Darrell L. Bradbury

Darrell L. Bradbury

State of Indiana)
County of Sullivan)

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Darrell L. Bradbury,** the within named bargainer, 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, at office, this 16 day of November, 2022.

Notary Public

My Commission expires: March 19, 2023

NOTARY PUBLIC SEAL INDIANA

JOHN ADAM HERRMANN
Notary Public, State of Indiana
Vigo County
Commission Number 665632
My Commission Expires
March 19, 2023

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 November 16, 2022 (date of document).

Kayla Short
Affiant Signature

11/16/2022
Date

State of Georgia
County of Gwinnett

Sworn to and subscribed before me this 16th day of November, 20 22,

Notary's Signature

My Commission Expires: 10/26/24

Notary's Seal (if on paper)

