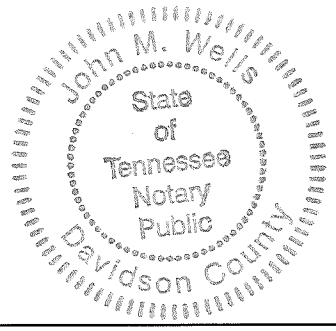
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $600,000.00

Karanvir Singh
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23RD DAY OF JUNE, 2023.

Notary Public

MY COMMISSION EXPIRES: 3/9/2027
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Stewart Title Company Tennessee Division
216 Centerview Drive, Suite 360, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Karanvir Singh	Vanderbilt Mortgage and Finance, Inc dba Silverton Mortgage	141-05-0A-103-00
(NAME)	(NAME)	
684 Wolfeboro Lane	516 Alcoa Trail	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221	Maryville, TN 37804	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of ten dollars, cash in hand paid by the hereinafter named GRANTEE(S), and other good and valuable considerations, the receipt of which is hereby acknowledged, I/we Dinesh Reddy Pasam and Chitra Seeram, husband and wife, hereinafter called the GRANTOR(S), has/have bargained and sold, and by these presents do transfer and convey unto Karanvir Singh and Kiranjit Kaur, husband and wife, hereinafter called the GRANTEE(S), their assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 103, on the plan of Avondale Park, Phase 1, Section 2, as shown on plat of record in Instrument No. 20081218-0121117, Register's Office for Davidson County, Tennessee, reference to which is hereby made for a more complete description.

Being the same property conveyed to Zillow Homes Property Trust, a Delaware Statutory Trust by Warranty Deed from Erin L. Gipson, an unmarried woman, dated 06/09/2021, of record in Instrument No. 20210615-0080274, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Dinesh Reddy Pasam, a single man by Special Warranty Deed from Zillow Homes Property Trust, a Delaware Statutory Trust, dated 07/27/2021, of record in Instrument No. 20210810-0107342, Register's Office for Davidson County, Tennessee.

Chitra Seeram joins her husband, Dinesh Reddy Pasam, in this conveyance, transferring all of her interest.

Karen Johnson Davidson County
Batch# 1019825 DEEDWARR
06/27/2023 03:59:30 PM 3 pgs
Fees: $18.00 Taxes: $2,220.00
20230627-0049033

This conveyance is subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, (5) current year property taxes, and (6) other matters of public record.

unimproved ☐

This is improved ☒ 684 Wolfeboro Lane, Nashville, TN 37221

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), his/her/their assigns forever; and we do covenant with the said GRANTEE(S) 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, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), his/her/their 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.

Effective the 23rd day of June, 2023.

Dinesh Reddy Pasam

Chitra Seeram by DRP as attorney in fact.

Chitra Seeram by Dinesh Reddy Pasam,
as Attorney-in-Fact

State of Tennessee
County of Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Dinesh Reddy Pasam personally and for Chitra Seeram, as Attorney-in-Fact, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the person(s) described herein, and who acknowledge that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and Official seal this 23rd day of June, 2023.

Notary Public:
My Commission Expires: 3/9/2027

John M. Wells
State of Tennessee Notary Public
Davidson County

RETURN TO:
Stewart Title Company Tennessee Division
216 Centerview Drive, Suite 360
Brentwood, TN 37027

CERTIFICATE OF AUTHENTICITY

I, Jennifer D Stacy do hereby make oath that I am a licensed attorney and/or 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 6/27/2023.

Affiant
Date: 6/27/2023

STATE OF TENNESSEE
COUNTY OF Williamson

Sworn to and subscribed before me this 27th day of June, 2023

Notary Public

My Commission Expires: 1/6/25

KATHERINE ANN HEDRICK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY