Karen Johnson Davidson County
Batch# 1060253 DEEDWARR
10/13/2023 08:50:30 AM 3 pgs
Fees: $18.00 Taxes: $1,881.35
20231013-0080176

Prepared By & Return To:
Tennessee Title Services LLC-Brentwc
7000 Executive Center Dr
290
Brentwood, TN 37027
B-23-3334

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $508,472.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME
THIS 6th day of October, 2023

Notary Public

Commission Expires: 7/15/26

KIM KERN
STATE OF TENNESSEE NOTARY PUBLIC
MONTGOMERY COUNTY

Address of New Owner	Send Tax Bills To:	Map & Parcel
Cash Real Estate, LLC 910 Youngs Lane Unit 14 Nashville, TN 37207	Cash Real Estate, LLC 2234 Edgartown Ln. SE Smyrna, GA 30080	070 07 0U 014.00

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE,

RBC Homes, LLC, a Delaware Limited Liability Company

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Cash Real Estate, LLC, a Limited Liability Company

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land situated in Davidson County, Tennessee, being Unit 14, as established in Declaration of Covenants, Conditions and Restrictions for 910 Youngs Lane Townhomes, a Horizontal Property Regime with Private Elements of record at Instrument No. 20210317-0035584 and First Supplement, record in Instrument No. 20210601-0073258 in the Register's Office of Davidson, Tennessee with Plat attached as Exhibit "B" to which Master Deed reference is hereby made for a more particular description of said property.

BEING the same property conveyed by Warranty Deed from 910 Youngs Lane, LLC, a Tennessee Limited Liability Company to RBC Homes, LLC, a Delaware Limited Liability Company, recorded June 23, 2023, as Instrument No. 20230623-0048098 in Davidson County, Tennessee Register of Deeds.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

The foregoing legal description is the same as contained in the resource of title shown above.

This is improved property known as: 910 Youngs Lane, Unit 14, Nashville, TN 37207

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; and we so covenant with the 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, 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 GRANTEES, their 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.

Dated this the 6th day of October, 2023.

RBC Homes, LLC, a Delaware Limited Liability Company

By: Rob Covington, Sole Member

Rob Covington, Sole Member

STATE OF Texas

COUNTY OF Brazoria

Before me, Marie Ward of the state and county mentioned, virtually appeared Rob Covington of RBC Homes, LLC, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be Sole Member of RBC Homes, LLC, the within named bargainor, a Limited Liability Company, and that such Rob Covington of RBC Homes, LLC as such Sole Member, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the Limited Liability Company as Sole Member.

Witness my hand and seal, at office in Brazoria County, TX, this 6th day of October, 2023.

Marie Ward

Notary Signature

Printed Name: Marie Ward

My commission expires: 10/24/2023

Notarized online using audio-video communication

NOTARY PUBLIC STATE OF TEXAS

Marie Ward

ID NUMBER
13222394-9
COMMISSION EXPIRES
October 24, 2023

Certificate of Authenticity

I, Joshua A. Terry, 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 10/6/2023.

Affiant Signature – Joshua A. Terry

10/11/2023

Date

State of Tennessee

County of Williamson

Sworn to and subscribed before on 10/11/2023.

Notary Public

KATHLEEN WILLIAMS
TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

My Commission Expires: 5-10-27