Karen Johnson Davidson County
Batch# 1455570 DEEDWARRSP
08/04/2026 11:19:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20260804-0071648

Tax Parcel I.D. No. 086 13 0A 248.00
Prepared by and Return to:
6565 N MacArthur Blvd,
Suite 470,
Irving, TX 75039
25-018762

————[SPACE ABOVE THIS LINE FOR RECORDING DATA]————

PURSUANT TO TENN. CODE ANN. §66-5-209(8), THIS TRANSFER IS TO A GOVERNMENTAL ENTITY OF PUBLIC OR QUASI-PUBLIC HOUSING AUTHORITY OR AGENCY AND IS THUS EXEMPT FROM TRANSFER TAXES.

****

SPECIAL WARRANTY DEED

THIS INDENTURE, between **Rocket Mortgage, LLC s/b/m Nationstar Mortgage LLC as attorney in fact for Lakeview Loan Servicing, LLC,** whose address is 8950 Cypress Waters Blvd., Coppell, TX 75019, party of the first part, and **Federal National Mortgage Association,** whose address is Granite Park VII, 5600 Granite Pkwy, Plano, TX, 75024, party of the second part:

THAT the said party of the first part, for and in consideration of the sum of **TEN AND NO/100 ($10.00) DOLLARS,** to it in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the said party of the second part, and its assigns forever, the following-described land, to-wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 248 ON THE FINAL SUBDIVISION OF MAGNOLIA FARMS, PHASE 3, SECTION 2, OF RECORD IN INSTRUMENT NO. 20210930-0131892, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE DESCRIPTION.

THIS BEING THE SAME PROPERTY CONVEYED TO BRENDA J. NORTH, AN UNMARRIED WOMAN AND SHELLY D. RAMSEY, AN UNMARRIED WOMAN FROM BEAZER HOMES, LLC, A DELAWARE LIMITED LIABILITY COMPANY BY WARRANTY DEED DATED ON 06/28/2022 AND RECORDED ON 06/30/2022 IN INSTRUMENT NO. 20220630-0075764, IN THE REGISTERS OFFICE OF DAVIDSON COUNTY, TENNESSEE.

PARCEL ID#: 086 13 0A 248.00
A/K/A: 2041 Elk Springs Dr. Hermitage, TN 37076

SUBJECT TO: Real estate taxes for 2022 and subsequent years; conditions, restrictions, limitations and easements of record;

TO HAVE AND TO HOLD the same unto the said party of the second part in fee simple.

AND the said party of the first part does hereby covenant with the said party of the second part that, except as above noted, that at the time of the delivery of this deed the premises were free from all encumbrances made by it, and that it will warrant and defend the same against the lawful claims and demands of all persons claiming by, through or under it, but against none other.

Dated this 09 day of July, 2026.

Signed, Sealed and Delivered in Our Presence:

Rocket Mortgage, LLC s/b/m Nationstar Mortgage LLC as attorney in fact for Lakeview Loan Servicing, LLC

Witness Signature
Print Name: Tayla Harris

By: _____
Printed Name: Tracy Armstrong
Title: Assistant Secretary

Witness Signature
Print Name: Minh Nghiem

(Affix Corporate Seal)

STATE OF TEXAS

COUNTY OF DALLAS

Before me, Rebecca C. Wallace (Notary's Name) of the state and county aforesaid, personally appeared Tracy Armstrong (person/persons who appeared), with whom I am personally acquainted, and who, upon oath, acknowledged himself to be Assistant Secretary (Title/Position) of the **Rocket Mortgage, LLC s/b/m Nationstar Mortgage LLC as attorney in fact for Lakeview Loan Servicing, LLC**, the within named bargainor, a company, and that he as such Assistant Secretary (Title/Position), being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the company by himself as Assistant Secretary (Title/Position).
Witness my hand and seal, at office in Dallas, Texas, this 09 day of July, 2026.

Notary Public Signature

My Commission expires:
7-13-2026

Rebecca C. Wallace
Notary Public Printed Name

NOTARY SEAL

REBECCA C. WALLACE
Notary Public, State of Texas
Comm. Expires 07-13-2026
Notary ID 129673780

NAME AND ADDRESS OF PROPERTY OWNER:
The Secretary of Veterans Affairs, an Officer of the United States of America
c/o Department of Veterans Affairs, Loan Guaranty Service
3401 West End Avenue, Suite 760W
Nashville, TN, 37203

NAME AND ADDRESS OF THE PERSON OR ENTITY
RESPONSIBLE FOR THE PAYMENT OF REAL PROPERTY TAX:
The Secretary of Veterans Affairs, an Officer of the United States of America
c/o Department of Veterans Affairs, Loan Guaranty Service
3401 West End Avenue, Suite 760W
Nashville, TN, 37203

25-018762

CORPORATE ASSIGNMENT OF DEED OF TRUST Page 2 of 2

STATE OF Texas
COUNTY OF Dallas

On March 9th, 2026, before me, SYLVIA RAMIREZ, a Notary Public in and for Dallas in the State of Texas, personally appeared TSEDALE ALEMU , Vice-President of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS BENEFICIARY, AS NOMINEE FOR ROCKET MORTGAGE, LLC, ITS SUCCESSORS AND ASSIGNS, personally known to me to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity, and that by his/her/their signature on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal,

SYLVIA RAMIREZ
Notary Expires: 03/13/2027 #131921660

SYLVIA RAMIREZ
Notary Public, State of Texas
Comm. Expires 03-13-2027
Notary ID 131921660

(This area for notarial seal)

*NHI*NHINATT*03/09/2026 09:57:27 AM* NATT01NATTA0000000000000006036775* CASAN J* *****9344 CASTATE_TRUST_ASSIGN_ASSN *ET1*ET1NATT*

True Copy Certification

I, Regina Rodriguez, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Regina Rodriguez
Signature

STATE OF Texas

COUNTY OF Dallas

Personally appeared before me, Regina Rodriguez, a notary public for this county and state, Christopher E. Lara, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

CHRISTOPHER E. LARA
Notary Public, State of Texas
Comm. Expires 04-13-2027
Notary ID 134305107

Notary Signature: Christopher E. Lara
Printed Name: Christopher E. Lara
Notary State: Texas
Commission Exp: 04-13-2027

25-018762