This instrument prepared by and (MAIL)
instrument may be returned to:
OS National, LLC
2170 Satellite Blvd., Ste. 200
Duluth, GA 30097
Tel. 770-497-9100

Bill Garrett Davidson County
Batch# 104614 DEEDWARR
06/14/2018 10:43:30 AM 5 pgs
Fees: $28.00 Taxes: $1,646.50
20180614-0057150

Send tax bills to:
Opendoor Property Acquisition LLC, a Delaware Limited Liability Company
405 Howard Street, Suite 550
San Francisco, CA 94105

Name and address of new owner:
Opendoor Property Acquisition LLC, a Delaware Limited Liability Company
405 Howard Street Suite 550
San Francisco, CA 94105

Map parcel number: 103-02-0K-007.00-CO

Source of Title: See Exhibit "A" attached hereto and incorporated herein.

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee(s) and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged,

Patrick Daniel Allen,
an unmarried man,

the Grantor herein, have this day bargained and sold, and do hereby transfer and convey unto the said,

Opendoor Property Acquisition LLC, a Delaware Limited Liability Company,

the Grantees herein, their (successors), heirs and assigns, certain real estate more particularly described as follows:

See exhibit "A" attached hereto and incorporated herein.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the Grantees, their (successors), heirs and assigns forever. We covenant with the said Grantees that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for those matters appearing of record and real property taxes.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons whomsoever.

Whenever 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 hand this 11th day of June, 2018, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Patrick Daniel Allen

STATE OF Missouri

COUNTY OF St. Louis

On this 11 day of June, 20 18, before me personally appeared Patrick D Allen, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person (or person's) free act and deed.

Notary Public

Irvin Z. Bremler - Notary Public

Printed Name:

Commission Expires:
DEC 03 2018

IRVIN Z. BREMLER
Notary Public, Notary Seal
State of Missouri
St. Louis County
Commission # 14436065
My Commission Expires 12-03-2018

AFFIDAVIT OF VALUE

STATE OF ~~TENNESSEE~~) Missouri

COUNTY OF ~~DAVIDSON~~) St. Louis

The actual consideration (or value, whichever is greater) for this transfer is $445,000.00.

AFFIANT Patrick Daniel Allen

Subscribed and sworn to before me, this 11 day of June, 2018.

NOTARY PUBLIC
My Commission Expires:

DEC 03 2018

Property address: 200A Oceola Avenue, Nashville, TN 37209

IRVIN Z. BREMLER
Notary Public, Notary Seal
State of Missouri
St. Louis County
Commission # 14436065
My Commission Expires 12-03-2018

EXHIBIT A

For Information purposes only - Street Address: 200A Oceola Avenue, Nashville, TN 37209

County: Davidson

File Number: 136492

Tax Parcel ID/APN: 103-02-0K-007.00-CO

Land situated in Davidson County, Tennessee, being Unit 7, as established in Declaration of Covenants, Conditions and Restrictions for Catalyst Nashville, a Horizontal Property Regime with Private Elements of record at Instrument No. 20150113-0003593, amended in Instrument No. 20160921-0099727 and Instrument No. 20161031-0115049 in the Register's Office of Davidson, Tennessee with Plat attached as Exhibit "C" to which reference is hereby made for a more particular description of said property.

Being the same property conveyed to Patrick Daniel Allen, an unmarried man by Warranty deed from Catalyst Nashville LLC, a Tennessee limited liability company of record in Instrument No. 20160405-0032235 Register's Office for Davidson County, Tennessee, dated March 31, 2016 and recorded on April 05, 2016. (Value of consideration shown in aforementioned deed $414,900.00).

Being also known as 200 A Oceola Avenue Nashville, Tennessee 37209.

True Copy Certification

I, Stacy Martin, 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.

Signature: Stacy Martin

State of GEORGIA
County of GWINNETT

Personally appeared before me, Krista Murphy, a notary public for this county and state, Stacy Martin, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires:
Notary' Seal (if on paper)

KRISTA MURPHY NOTARY EXPIRES GEORGIA JUNE 25, 2021 PUBLIC GWINNETT COUNTY