This instrument prepared by and (MAIL)
instrument may be returned to:
OS National, LLC
3097 Satellite Blvd., Suite 400
Duluth, GA 30096
Tel. 770-497-9100

Send tax bills to:
Churchill Mortgage Corp.
761 Old Hickory Blvd. Ste 400
Brentwood, TN 37027

Name and address of new owner:
Aveen Yassin and Muzefar Yassin
5809 Labrador Lane
Antioch, TN 37013

Karen Y Johnson Davidson County
Batch# 182101 DEEDWARR
01/09/2019 11:53:30 AM 5 pgs
Fees: $28.00 Taxes: $884.30
20190109-0002386

Map parcel number: 172-08-0A-005.00-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,

Opendoor Property C LLC, a Delaware Limited Liability Company,

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

Muzefar Abdullah Yassin and Aveen Saleh Yassin, husband and wife

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 7th day of January, 2019, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Opendoor Property C LLC, a Delaware Limited Liability Company

as AIF

Craig Bowman
OS National, LLC, a Georgia limited liability company
as Attorney in Fact for Opendoor Property C LLC, a Delaware limited liability company

STATE OF Georgia

COUNTY OF Gwinnett

Before me, Sarah E. Pratt of the state and county mentioned, personally appeared Craig Bowman, 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 president (or other officer authorized to execute the instrument) of Opendoor Property C LLC, the within named bargainor, a corporation, and that such president or officer as such Craig Bowman, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the corporation as Opendoor Property C LLC.

Witness my hand and seal, at office in 2019, this 7th day of January

Sarah E Pratt
Notary Public

Printed Name: Sarah E. Pratt

My Commission Expires: 8/26/19

SARAH E. PRATT NOTARY PUBLIC Comm. Exp. 8/26/19 GWINNETT COUNTY, GA

STATE OF TENNESSEE
COUNTY OF Sumner

The actual consideration or value, whichever is greater, for this transfer is $239,000.00.

Affiant

Subscribed and sworn to before me, this 9th day of January, 2019.

Notary Public

My commission expires: OCT 2 0 2020

KRISTEN M. TRAINI
Notary Public At Large
SUMNER COUNTY, TENN.

EXHIBIT A
Legal Description

MORE COMMONLY KNOWN AS: 5809 Labrador Lane, Antioch, TN 37013

TAX PARCEL ID/APN (For informational purposes only): 172-08-0A-005.00-CO

Land in Davidson County, Tennessee, being Lot No. 5 on the Plan of Hunters Branch, Section I, of record in Plat Book 6250, Page 513, Register's Office of Davidson County, Tennessee.

Said Lot No. 5 fronts 29.08 feet on the Northerly margin of Labrador Lane and extends back 164.40 feet on the Southeasterly line and 114.59 feet on the Westerly line to a broken line in the rear measuring 151.13 feet thereon.

Being the same property conveyed to Denise A. Rome, unmarried, by Warranty deed from Shannon H. Johnson and husband, David M. Johnson of record in Book 11003, Page 77, Register's Office for Davidson County, Tennessee, dated June 30, 1998 and recorded on July 02, 1998. (Value or consideration shown in aforementioned deed $105,500.00.)

Being the same property conveyed to Opendoor Property C LLC, a Delaware Limited Liability Company by Warranty Deed from Denise A. Rome aka Denise Cooper Rome of record in Instrument No. 20181115-0112408 Registrar's Office for Davidson County, Tennessee, date November 09, 2018 and recorded on November 15, 2018. (Value of consideration show in aforementioned deed $227,000.00.)

Being also known as 5809 Labrador Lane, Antioch, Tennessee 37013.

True Copy Certification

I, KRISTEN TRAINI, 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

State of TENNESSEE

County of SUMNER

Personally appeared before me, the undersigned, a notary public for this county and state, KRISTEN TRAINI 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: 11-30-2020

Notary's Seal (if on paper)

