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

Karen Johnson Davidson County
Batch# 213215 DEEDWARR
04/03/2019 10:44:13 AM 4 pgs
Fees: $23.00 Taxes: $847.30



20190403-0030157

Send tax bills to:
Highlands Residential Mortgage
6001 N. Central Expressway, Ste 750
Dallas, TX 75243

Name and address of new owner:
Latricia Bonds and Jada Bonds
3553 Country Way Road
Nashville, TN 37013

Map parcel number: 150-08-0-088.00

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,

Latricia Bonds, a married woman, and Jada Bonds, an unmarried woman,

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 27th day of March, 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
By: OS National LLC

Craig Bowman, Authorized Signer
Pursuant to the terms of a Limited Power of Attorney of record at Instrument No.: 201812310126658, Register's Office for Davidson County, Tennessee.

State of Georgia)
County of Gwinnett)

Personally appeared before me, T. Livingston, a Notary Public in and for said County and State, Craig Bowman, which whom I am personally acquainted, and who acknowledged that such person executed the within instrument for the purposes therein contained, and who further acknowledged that such person is the Attorney in Fact of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 27th day of March, 2019.

Notary Public:

Printed Name: T. Livingston

My Commission Expires:



EXHIBIT A
Legal Description

MORE COMMONLY KNOWN AS: 3553 Country Way Road, Nashville, TN 37013

TAX PARCEL ID/APN (For informational purposes only): 150-08-0-088.00

Land in Davidson County, Tennessee, being Lot No. 472 on the Plan of Final P.U.D plan of Section Five, Towne Village of The Country of record in Plat Book 6250, Page (s) 783 and 784, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Opendoor Property C LLC, a Delaware Limited Liability Company by Warranty deed from Joshua A. Harvey and Kay-Ann A. Harvey, married of record in Instrument No. 20190201-0009975 Register's Office for Davidson County, Tennessee, dated January 29, 2019 and recorded on February 01, 2019. (Value of consideration shown in aforementioned deed $217,700.00.)

Being also known as 3553 Country Way Road, Antioch, Tennessee 37013.

Said property being the same property conveyed by from to , recorded , at Instrument No. , of the Register's Office of Davidson County, Tennessee.

AFFIDAVIT OF VALUE

STATE OF TENNESSEE)

COUNTY OF Wilson)

The actual consideration (or value, whichever is greater) for this transfer is $229,000.00.

Latricia Bonds

AFFIANT – Latricia Bonds

Jada Bonds

AFFIANT – Jada Bonds

Subscribed and sworn to before me, this 29th day of March, 2019.

Beverly J. Heatherly

NOTARY PUBLIC

BEVERLY J. HEATHERLY STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

My Commission Expires:
11-07-19

Property address: 3553 Country Way Road, Nashville, TN 37013