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# 217163 DEEDWARR
04/12/2019 03:42:30 PM 5 pgs
Fees: $28.00 Taxes: $878.75
20190412-0033766

Send tax bills to:
Opendoor Property J LLC, a Delaware limited liability company
405 Howard Street, Suite 550
San Francisco, CA 94105

Name and address of new owner:
Opendoor Property J LLC, a Delaware limited liability company
405 Howard Street Suite 550
San Francisco, CA 94105

Map parcel number: 063-16-0B-220.00-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,

Lindsey Chance, now known as April Lindsey Chance, a single person,

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

Opendoor Property J 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 9th day of April, 2019, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Lindsey Chance, now known as April Lindsey Chance
Lindsey Chance, now known as April Lindsey Chance

STATE OF Tennessee

COUNTY OF Davidson

Personally appeared before me, Steven W. Nordstrom, a Notary Public in and for said County and State, Lindsey Chance NKA April Lindsey Chance, 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 9th day of April, 2019

Steven W. Nordstrom

Notary Public

Printed Name: Steven W. Nordstrom

Commission Expires:

10/17/2021

STEVEN W NORDSTROM
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

EXHIBIT A

For Information purposes only - Street Address: 1460 Aaronwood Drive, Old Hickory, TN 37138

County: Davidson

File Number: 166200

Tax Parcel ID/APN: 063-16-0B-220.00-CO

Land in Davidson County, Tennessee, being Lot No. 302, on the Plan of Hampton Park (formerly Chitwood Downs, a Planned Unit Development), as shown on plat of record in Plat Book 6900, pages 550 through 552, inclusive, and as corrected by Certificate of Correction of record in Book 7462, page 445; and amended to Change name in record in Book 8181, page 112, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Lindsey Chance, unmarried and Judy G. Seale, unmarried by Warranty deed from James M. Davis, Jr., and wife, Tina R. Davis of record in Instrument No. 20121206-0112291 Register's Office for Davidson County, Tennessee, dated November 28, 2012 and recorded on December 06, 2012. (Value of consideration shown in aforementioned deed $148,500.00.).

Being the same property conveyed to Lindsey Chance, a single person by Quit Claim deed from Lindsey Chance, a single person and Judy G. Seale, a single person of record in Instrument No. 20150409-0031302 Register's Office for Davidson County, Tennessee, dated April 09, 2015 and recorded on April 09, 2015. (Value of consideration shown in aforementioned deed $0.00.).

Being also known as 1460 Aaronwood Drive, Old Hickory, Tennessee 37138.

AFFIDAVIT OF VALUE

STATE OF GEORGIA)

COUNTY OF GWINNETT)

The actual consideration (or value, whichever is greater) for this transfer is $237,500.00.

MT as A.I.F

AFFIANT – MyThanh Le
OS National LLC, a Georgia limited liability company
as Attorney In Fact for Opendoor Property J LC, a Delaware limited liability company

Subscribed and sworn to before me, this 10th day of April, 2019.

T. LIVINGSTON NOTARY PUBLIC DEKALB COUNTY GEORGIA EXPIRES January 31, 2021

NOTARY PUBLIC
My Commission Expires:
1-31-21

Property address: 1460 Aaronwood Drive, Old Hickory, TN 37138

True Copy Certification

I, Meco Tanner, 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: Meco Tanner

State of GEORGIA
County of GWINNETT

Personally appeared before me, Sandra J. Johnson ~~a~~ notary public for this county and state, Meco Tanner, 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)

