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# 242041 DEEDWARR
06/11/2019 03:40:30 PM 5 pgs
Fees: $28.00 Taxes: $1,218.78
20190611-0056188

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: 075-16-0A-002.00-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,

Justin S. Seeley who erroneously acquired title as Justin S. Steeley, unmarried

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 4th day of June, 2019, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Justin S. Seeley who erroneously acquired title as Justin S. Steeley

Justin S. Seeley ~~who~~ erroneously acquired title as Justin S. Steeley

STATE OF ~~TENNESSEE~~ NY

COUNTY OF Kings

On this 4th day of June, 2019, before me personally appeared Justin S. Steeley, 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.

Debra S. Turner

Notary Public

Printed Name: DEBRA S. TURNER

Commission Expires:

8.3.22

Debra S. Turner
Notary Public, State of New York
No. 01TU6011220
Qualfied in Queens County
Commission Expires. August 3, 2022

EXHIBIT A
Legal Description

MORE COMMONLY KNOWN AS: 5004 Walden Woods Drive, Hermitage, TN 37076

TAX PARCEL ID/APN (For informational purposes only): 075-16-0A-002.00-CO

Land in Davidson County, Tennessee, being Lot No. 2 on the Plan of First Revision Phase One, Walden Woods of record in Plat Book 9700, Page 909, 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 Justin S. Steeley and Drew Seeley, husband and wife by Warranty deed from Eric R. Voss of record in Instrument No. 20140305-0018525 Register's Office for Davidson County, Tennessee, dated February 26, 2014 and recorded on March 05, 2014. (Value of consideration shown in aforementioned deed $249,900.00.)

Whereas title was acquired by Justin S. Seeley (erroneously Justin S. Steeley) and Drew Seeley, as Tenants by the Entirety, and whereas Pursuant to Final Decree Divorce and Marital Dissolution Agreement recorded at Docket No. 17D-804, it has been therefore ordered, Adjudged and Decreed Drew Selley shall relinquish any interest in the Real Property located at 5004 Walden Woods Drive, Hermitage, Davidson Co. Tennessee 37076. A copy of the Final Divorce Decree is attached hereto as "Exhibit B,"

Being also known as 5004 Walden Woods Drive, Hermitage, Tennessee 37076.

AFFIDAVIT OF VALUE

STATE OF GEORGIA)

COUNTY OF GWINNETT)

The actual consideration (or value, whichever is greater) for this transfer is $329,400.00.

MTL as attorney in fact

AFFIANT -MyThanh Le
OS National LLC, a Georgia limited liability company
as Attorney In Fact for Opendoor Property J LLC, a Delaware Limited Liability Company

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

NOTARY PUBLIC
My Commission Expires:
1-31-21

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

Property address: 5004 Walden Woods Drive, Hermitage, TN 37076

True Copy Certification

I, Lyn Thomas, 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: Lyn Thomas

State of GEORGIA
County of GWINNETT

Personally appeared before me, SANDRA J. JOHNSON a notary public for this county and state, Lyn Thomas, 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)

