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# 247847 DEEDWARR
06/25/2019 08:41:30 AM 5 pgs
Fees: $28.00 Taxes: $976.80
20190625-0061055

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

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

Map parcel number: 161-06-0-151.00

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,

Bart N. Perkey and Christine M. Perkey,

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

Opendoor Property D 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 18th 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.

Bart N. Perkey

Bart N. Perkey

Christine M. Perkey

Christine M. Perkey

STATE OF TENNESSEE

COUNTY OF Davidson

On this 18th day of June, 2019, before me personally appeared Bart N. Perkey, Christine M. Perkey, 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.

Steven W. Nordstrom

Notary Public

STEVEN W NORDSTROM
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

Printed Name: Steven W. Nordstrom

Commission Expires:

10/17/2021

EXHIBIT A
Legal Description

MORE COMMONLY KNOWN AS: 604 Tobylynn Drive, Nashville, TN 37211

TAX PARCEL ID/APN (For informational purposes only): 161-06-0-151.00

Land in Davidson County, Tennessee, being Lot No. 242 on the Plan of Section Two, Huntington Park of record in Plat Book 4175, Page 108, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said Lot No. 242 fronts 79.62 feet on the Northerly margin of Tobylynn Drive and extends back 105.80 feet on the Easterly line and 128 feet on the Westerly line to a broken line in the rear measuring 131.60 feet thereon.

Being the same property conveyed to Bart N. Perkey and wife, Christine M. Perkey by Warranty deed from J. Ronald Moyers and wife, Bettie Baldwin Moyers of record in Book 6315, page 773, Register's Office for Davidson County, Tennessee, dated June 12, 1984 and recorded on June 14, 1984. (Value or consideration shown in aforementioned deed $70,500.00.)

Being the same property conveyed to Bart N. Perkey, by Quitclaim deed from Christine M. Perkey of record in Instrument No. 20110721-0055961 Register's Office for Davidson County, Tennessee, dated July 08, 2011 and recorded on July 21, 2011. (Value of consideration shown in aforementioned deed $0.00.)

Being the same property conveyed to Christine M. Perkey and Bart N. Perkey, each owning a one-half (1/2) undivided interest by Quitclaim deed from Christine M. Perkey of record in Instrument No. 20110721-0055962 Register's Office for Davidson County, Tennessee, dated July 08, 2011 and recorded on July 21, 2011. (Value of consideration shown in aforementioned deed $0.00.)

Being also known as 604 Tobylynn Drive, Nashville, Tennessee 37211.

AFFIDAVIT OF VALUE

STATE OF GEORGIA)

COUNTY OF GWINNETT)

The actual consideration (or value, whichever is greater) for this transfer is $264,000.00.

as attorney in fact

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

Subscribed and sworn to before me, this 20th day of June, 2019.

NOTARY PUBLIC
My Commission Expires:
1-31-21

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

Property address: 604 Tobylynn Drive, Nashville, TN 37211

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)

