This instrument prepared by:
Opendoor Title, LLC
2170 Satellite Blvd., Ste. 200
Duluth, GA 30097
Tel. 678-281-8900
File Number: OD-NAS-181683

This instrument may be returned to:
OS National, LLC
3097 Satellite Blvd., Ste. 450
Duluth, GA 30097
Tel. 770-497-9100
OD-NAS-181683

Karen Johnson Davidson County
Batch# 251056 DEEDWARR
07/01/2019 02:10:30 PM 5 pgs
Fees: $28.00 Taxes: $956.45
20190701-0063815

# WARRANTY DEED

**Send tax bills to:**
Opendoor Property C LLC, a Delaware Limited Liability Company
405 Howard Street Suite 550, San Francisco, CA 94105
**Name and address of new owner:**
Opendoor Property C LLC, a Delaware Limited Liability Company
405 Howard Street Suite 550, San Francisco, CA 94105

Map parcel number: 163-02-0A-043.00-CO
Source of Title: See Exhibit "A" attached hereto and incorporated herein.

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,

**David A. Potter, unmarried**

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 27 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.

David A. Potter

**STATE OF TENNESSEE**

**COUNTY OF** Davidson

On this 27 day of June, 2019, before me personally appeared David A Potter, 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.

Notary Public

DEREK TRUELOVE
TENNESSEE
NOTARY
PUBLIC
My Comm Exp.
April 28, 2020
COUNTY OF WILSON

Printed Name: Derek Truelove

Commission Expires:

4.28.20

**EXHIBIT "A"**

Land in Davidson County, Tennessee, being Lot No. 198 on the Plan of Final Plat of Hickory Highlands Place, Section 3, Phase 2 of record in Plat at Instrument No. 20060616-0071810, as revised in Instrument Number 20060830-0107347, 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 David A. Potter, unmarried by Warranty deed from Envision Construction, LLC, a Tennessee Limited Liability Company of record in Instrument No. 20160421-0038699 Register's Office for Davidson County, Tennessee, dated April 19, 2016 and recorded on April 21, 2016.

AFFIDAVIT OF VALUE

STATE OF GEORGIA )

COUNTY OF GWINNETT )

The actual consideration (or value, whichever is greater) for this transfer is $258,500.00.

AFFIANT - Craig Bowman
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 28th day of June, 2019.

NOTARY PUBLIC
My Commission Expires:

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

Property address: 5205 Rockridge Court, Antioch, TN 37013

# True Copy Certification

I, Melissa Woods, 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: Melissa Woods

State of GEORGIA
County of GWINNETT

Personally appeared before me, Kelly Grady, a notary public for this county and state, Melissa Woods, 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)

