This instrument prepared by:
Opendoor Title, LLC
2170 Satellite Blvd., Ste. 200
Duluth, GA 30097
Tel. 678-281-8900
File Number: OD-NAS-181635

Karen Johnson Davidson County
Batch# 257060 DEEDWARR
07/15/2019 11:09:30 AM 5 pgs
Fees: $28.00 Taxes: $905.76
20190715-0068825

This instrument may be returned to:
OS National, LLC
3097 Satellite Blvd., Ste. 400
Duluth, GA 30096
Tel. 770-497-9100

WARRANTY DEED

Send tax bills to:
Opendoor Property C LLC, a Delaware Limited Liability Company
405 Howard St. Suite 550
San Francisco, CA 94105

Name and address of new owner:
Opendoor Property C LLC, a Delaware Limited Liability Company
405 Howard St. Suite 550
San Francisco, CA 94105

Map parcel number: 142-09-0C-896.00-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,

Juan L. Rojas, a married man joined by his wife Tin Na Chiang

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

Opendoor Property C 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 03 JUL 2019 day of _____, 20_____, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Juan L. Rojas

Tin Na Chiang

People's Republic of China)
Guangdong Province)
Guangzhou) ss:
STATE OF TENNESSEE Consulate General of the)
COUNTY OF United States of America)

On this _____ day of 03 JUL 2019 20_____, before me personally appeared Juan L. Rojas & Tin Na Chiang, 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

Printed Name: Paul S. Garr

Vice Consul of the
Commission Expires: United States of America
PRESIDENTIAL COMMISSIONS
DO NOT EXPIRE

EXHIBIT A

A condominium apartment in Davidson County, Tennessee, being Unit No. 896, together with the carport designated as 896-C of Phase One, Lot 2, Section Five, River Plantation, a horizontal property regime pursuant to the Tennessee Horizontal Property Act of record in Plat Book 5200, Page 257, in the Register's Office for Davidson County, Tennessee. and described in a Master Deed of record in Book 5410, page 248, said Register's Office, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the apartments, property, co-owners and tenants of River Plantation, Section Five, Phase One, Lot Two, Condominium Apartments, contained in the Master Deed and the By-Laws appended thereto, recorded in Book 5410, page 248, in said Register's Office.

Being the same property conveyed to Juan L. Rojas by Warranty deed from Sandra Lee Roark Hewston, Executrix of the Estate of Anita Conley Roark deceased of record in Instrument No. 20050621-0070910 Register's Office for Davidson County, Tennessee, dated June 17, 2005 and recorded on June 21, 2005.

AFFIDAVIT OF VALUE

STATE OF GEORGIA)
)
COUNTY OF GWINNETT)

The actual consideration (or value, whichever is greater) for this transfer is $244,800.00.

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 8th day of July, 2019.

NOTARY PUBLIC

My Commission Expires:
1-31-21

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

Property address: 896 General George Patton Road, Nashville, TN 37221

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)

SANDRA J. JOHNSON NOTARY PUBLIC GWINNETT COUNTY EXPIRES GEORGIA February 8, 2022