Return to:
BRENTWOOD
TITLE & ESCROW, LLC
320 SEVEN SPRINGS WAY
SUITE 150
BRENTWOOD, TN 37027

This instrument prepared by:
Opendoor Title, LLC
2170 Satellite Blvd., Suite 200
Duluth, GA 30097

This instrument may be returned to:
OS National, LLC
3097 Satellite Blvd., Suite 400
Duluth, GA 30096
Tel. 770-497-9100
File No: OD-NAS-184396

Send tax bills to:
(SAME/NEW OWNER)

Karen Johnson Davidson County
Batch# 259912 DEEDWARR
07/22/2019 10:04:08 AM 4 pgs
Fees: $23.00 Taxes: $884.30
20190722-0071498

Name and address of new owner:
Tom Nguyen and Tiffiny Nguyen
4808 Shirmar Drive
Nashville, TN 37211

Map parcel number: 134-13-0-138.00
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,

Opendoor Property D LLC, a Delaware limited liability company

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

Tom Nguyen and Tiffiny Nguyen, husband and wife,

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.

EXECUTED EFFECTIVE this the 14th **day of** June, **20**19.

GRANTOR:

OPENDOOR PROPERTY D LLC, A DELAWARE LIMITED LIABILITY COMPANY

By: **OD EQUITY OWNER D LLC,**
A DELAWARE LIMITED LIABILITY COMPANY
Its: **Sole Member**
By: **OPENDOOR PROPERTY ACQUISITION FUND LP,**
A DELAWARE LIMITED PARTNERSHIP
Its: **Sole Member**
By: **OPENDOOR GP LLC,**
A DELAWARE LIMITED LIABILITY COMPANY
Its: **General Partner**
By: **OPENDOOR LABS INC.,**
A DELAWARE CORPORATION
Its: **Sole Member**

By: _____

Name: Nicholas Krause
Title: **Authorized Signatory**

ACKNOWLEDGEMENT

STATE OF TEXAS §
§
COUNTY OF Dallas §

This instrument was acknowledged before me on the 14 **day of** June, **20** 19, **by** Nicholas Krause, **Authorized Signatory, OPENDOOR LABS INC., Sole Member of OPENDOOR GP LLC, General Partner of OPENDOOR PROPERTY ACQUISITION FUND LP, Sole Member of OD EQUITY OWNER D LLC, the Sole Member of OPENDOOR PROPERTY D LLC, a Delaware limited liability company, on behalf of said entity.**

_____
Notary Public, State of Texas

KYIESHA SMITH
Notary Public, State of Texas
Comm. Expires 01-11-2023
Notary ID 129276273

EXHIBIT A

Legal Description

For Information purposes only - Street Address: 4808 Shirmar Drive, Nashville, TN 37211

County: Davidson

Tax Parcel ID/APN: 134-13-0-138.00

A certain tract or parcel of land located in Davidson County, Tennessee, described as follows to-wit:

LAND in Davidson County, Tennessee, being Lot No. 223 on the Plan of Kenilworth Estates, Section Four, of record in Book 3300, Pages 34 through 36, inclusive, 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 Opendoor Property D, LLC, a Delaware limited liability company, by Warranty Deed from Terry A. Sanders and Chandra Leslie Sanders, husband and wife, dated 10/10/18 and recorded 10/15/18 in Instrument Number 20181015-0101984, Register's Office for Davidson County, Tennessee.

AFFIDAVIT OF VALUE

STATE OF TENNESSEE)

COUNTY OF Davidson)

The actual consideration (or value, whichever is greater) for this transfer is $239,000.00.

Tom Nguyen

AFFIANT – Tom Nguyen

AFFIANT – Tiffiny Nguyen

Subscribed and sworn to before me, this 17th day of July, 2019.

Jacqueline G Brown

NOTARY PUBLIC

My Commission Expires:

3-8-22

Property address: 4808 Shirmar Drive, Nashville, TN 37211

JACQUELINE G. BROWN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY