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-186704

Karen Johnson Davidson County
Batch# 269633 DEEDWARR
08/12/2019 08:46:01 AM 3 pgs
Fees: $18.00 Taxes: $932.40
20190812-0079783

Return To:
Regal Title, LLC
316 W. Main St
Murfreesboro, TN 37130

Send tax bills to:
Quicken Loans Inc
1050 Woodward Ave
Detroit, MI 48226

Name and address of new owner:
David Ascension Bonilla and Dinora Bonilla, also known as Dinora Bonilla Jiron
304 Bonnahurst Drive
Hermitage, TN 37076

Map parcel number: 075-09-0-005.00
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 C LLC, a Delaware limited liability company

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

David Ascension Bonilla and Dinora Bonilla, also known as Dinora Bonilla Jiron, 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.

Witness our hand this 10th day of July, 2019, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Opendoor Property C LLC, a Delaware limited liability company

By: Opendoor Property Holdco C LLC, its sole member
By: OD Intermediate Holdco C LLC, its sole member
By: Opendoor Labs Inc., its sole member

By: _____

Name: Nicholas Krause

Title: Authorized Signer

STATE OF Texas

COUNTY OF Dallas

Personally appeared before me, Hannah Fairchild, a Notary Public in and for said County and State, Nicholas Krause, which whom I am personally acquainted, and who acknowledged that such person executed the within instrument for the purposes therein contained, and who further acknowledged that such person is the Attorney in Fact of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 10 day of July, 20 19

_____

Notary Public

Printed Name: Hannah Fairchild

My Commission Expires: 04/24/2021

HANNAH FAIRCHILD
Notary Public, State of Texas
Comm. Expires 04-24-2021
Notary ID 131099470

Exhibit A

Land in Davidson County, Tennessee, being Lot No. 579 on the Plan of Section Six, Hermitage Hills of record in Plat Book 3300, Page 10, 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 C LLC, a Delaware Limited Liability Company LLC, a Limited Liability Company by Warranty deed from Robert Woodrow-Albert Cole, married of record in Instrument No. 20190501-0040435 Register's Office for Davidson County, Tennessee, dated April 26, 2019 and recorded on May 01, 2019.

State of Tennessee
County of Rutherford

The actual consideration or value, whichever is greater, for this transfer is $252,000.00.

Affiant

Subscribed and sworn to before me, this 8th day of August, 2019.

Notary Public
My Commission Expires: 9/(9/21

