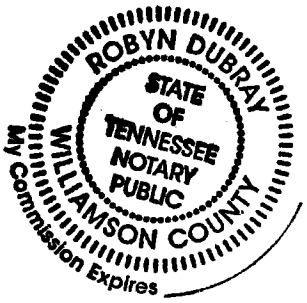
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $252,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16 day August 2019.

Notary Public

MY COMMISSION EXPIRES: 2/15/2021

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Sidwell & Barrett, PC
Stewart Title Company Tennessee Division, 121 1st Ave S, Ste 200, Franklin, TN 37064-6300

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
HPA US1 LLC	HPA US1 LLC	15006023400
(NAME) 120 S Riverside Plaza #200	(NAME) 120 S Riverside Plaza #200	
(ADDRESS) Chicago, IL 60606	(ADDRESS) Chicago, IL 60606	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of ten dollars, cash in hand paid by the hereinafter named GRANTEE(S), and other good and valuable considerations, the receipt of which is hereby acknowledged, I/we Opendoor Property D LLC, hereinafter called the GRANTOR(S), has/have bargained and sold, and by these presents do transfer and convey unto HPA US1 LLC, hereinafter called the GRANTEE(S), his/her/their assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of Percy Priest Meadows Addition, Section One of record in Plat Book 6900, Page 513, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete descriptio of the property.
Being the same property conveyed to Alicia S. McKnight and Quincy McKnight, wife and husband as joint tenants by Warranty Deed from Shelby Holdings LLC, a Tennessee Limited Liability Company dated 05/27/2016 and recorded 05/27/2016, of record in Instrument 201605270053738, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Alicia S. McKnight, a married woman by Quitclaim Deed from Quincy McKnight, a married man dated 02/13/2018 and recorded 04/13/2018, of record in Instrument 201804130034883, Register's Office for Davidson County, Tennessee.
Being the same property conveyed to Opendoor property D LLC, a Delaware limited liability company by Warranty Deed from Quincy J. McKnight and Alicia S. McKnight, husband and wife, dated 04/29/2019 and recorded 05/16/2019, of record in Instrument 201905160046236, Register's Office for Davidson County, Tennessee.

File No.: 492174

Karen Johnson Davidson County
Batch# 272915 DEEDWARR
08/19/2019 08:35:30 AM 3 pgs
Fees: $18.00 Taxes: $932.40
20190819-0082534

Warranty Deed TN

This conveyance subject to All matters shown on the plat of record in Plat Book 6900, Page 513, Covenants, conditions, easements and restrictions recorded in Book 8047, Page 125, in the Register's Office for Davidson County, TN.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☐

This is improved ☒ 3012 Brantley Drive, Antioch, TN 37013

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), his/her/their assigns forever; and we do covenant with the said GRANTEE(S) that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), his/her/their assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Effective the 16 day August 2019

Opendoor Property D LLC

By: _____
Nicholas Krause, Signor

State of Tennessee
County of Rutherford

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Nicholas Krause with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon his/her oath acknowledged himself/herself to be the authorized signor the within named bargainor, a Delaware Limited Liability Company, and that he/she as such authorized signor being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the limited liability company, by the said Nicholas Krause as such authorized signor

Witness my hand and Official seal this 16th day of August, 2019.

Notary Public:
My Commission Expires: 01-11-2023

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

RETURN TO:
Stewart Title Company Tennessee Division
1630 NW Broad St., Suite 100
Murfreesboro, TN 37129

CERTIFICATE OF AUTHENTICITY

I, Christopher R. Jackson, 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.

Attorney or Custodian

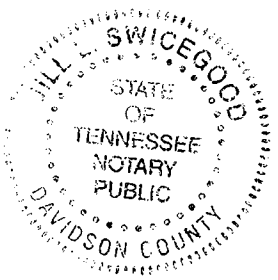
Stewart Title Company

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, Jill L Swicegood, a notary public in and for the aforesaid county and state, the within named Christopher R. Jackson, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

(SEAL)



Notary Public

My Commission Expires: July 9, 2022

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