This instrument prepared by:
Opendoor Title, LLC
2170 Satellite Blvd., Ste. 200
Duluth, GA 30097
Tel. 678-281-8900
File Number: OD-NAS-188762

Karen Johnson Davidson County
Batch# 278058 DEEDWARR
08/30/2019 01:27:30 PM 6 pgs
Fees: $33.00 Taxes: $1,162.17
20190830-0087919

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 J LLC, a Delaware Limited Liability Company
405 Howard St. Suite 550
San Francisco, CA 94105

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

Map parcel number: 146-04-0-020.00
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,

Sheree Rochelle, a married woman, Michael J. Sullivan, a single man, Cindy E, Adams FKA Cindy E. Sullivan, a married woman, and Patricia N. Belew FKA Patricia N. Sullivan, a married woman

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

Opendoor Property J 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.

THIS IS NOT THE HOMESTEAD OF THE GRANTORS OR THE GRANTORS' SPOUSES.

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 22nd day of August, 2019, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Sheree Rochelle
Sheree Rochelle

Michael J. Sullivan
Michael J. Sullivan

Cindy E, Adams FKA Cindy E. Sullivan

Patricia N Belew FKA Patricia N Sullivan
Patricia N. Belew FKA Patricia N. Sullivan

STATE OF TENNESSEE

COUNTY OF Williamson

On this 22nd day of August, 2019, before me personally appeared Sheree Rochelle Michael J. Sullivan, Patricia N. Belew FKA Patricia N. Sullivan, 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.

Steven W. Nordstrom
Notary Public

STEVEN W NORDSTROM STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON

STEVEN W NORDSTROM STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON

Printed Name: Steven W. Nordstrom

Commission Expires:

10/17/2021

Witness our hand this 22 day of August, 2019, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Sheree Rochelle

Michael J. Sullivan

Cindy E Adams FKA Cindy E. Sullivan

Cindy E, Adams FKA Cindy E. Sullivan

Patricia N. Belew FKA Patricia N. Sullivan

STATE OF TENNESSEE

COUNTY OF Weakley

On this 22 day of August, 2019, before me personally appeared Cindy E Adams FKA Cindy E Sullivan, 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.

Debra Thompson
Notary Public

Printed Name: Debra Thompson

Commission Expires:

3-1-2023

DEBRA THOMPSON
STATE OF TENNESSEE NOTARY PUBLIC
HENRY COUNTY
My Commission Expires 03-01-2023

EXHIBIT A

STREET ADDRESS: 696 Harding Place, Nashville, TN 37211

COUNTY: Davidson

CLIENT CODE: OD-NAS-188762

TAX PARCEL ID/APN: 146-04-0-020.00

Land in Davidson County, Tennessee, being Lot No. 497 on the Plan of Caldwell Hall, Section IX of record in Plat Book 3300, Page 25, 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 John Martin Sullivan, Jr. and wife, Jo J. Sullivan by Warranty deed from Andrew Ewing, Trustee of record in Book 3569, page 207, Register's Office for Davidson County, Tennessee, dated January 16, 1962 and recorded on May 22, 1963. Jo J. Sullivan having since died. John Martin Sullivan, Jr. having married Judy Wilburn Sullivan. John Martin Sullivan, Jr. having since died on August 19, 1996, leaving a Last Will and Testament filed in the Circuit Court for Davidson County, Tennessee, Docket No. 96P1475. Said property being devised in equal shares to his children, Sheree Rochelle, Michael J. Sullivan, Cindy E. Sullivan and Patricia N. Sullivan, and a life estate to his wife, Judy Wilburn Sullivan. Judy Wilburn having since died on October 11, 2018.

AFFIDAVIT OF VALUE

STATE OF GEORGIA)

COUNTY OF GWINNETT)

The actual consideration (or value, whichever is greater) for this transfer is $314,100.00.

AFFIANT - Craig Bowman
OS National LLC, a Georgia limited liability company
as Attorney In Fact for Opendoor Property J LLC, a Delaware Limited Liability Company

Subscribed and sworn to before me, this 26 day of August, 2019.

NOTARY PUBLIC
My Commission Expires:
4-2023

Property address: 696 Harding Place, Nashville, TN 37211

Natalyn Faith Kingry Notary Public Gwinnett County, Georgia

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)

KELLY L GRADY NOTARY PUBLIC EXPIRES JUNE 19, 2020 GWINNETT COUNTY, GA