Prepared By & Return To:
Tennessee Title Services, LLC
7000 Executive Center Dr
290
Brentwood, TN 37027
B19-2097

Karen Johnson Davidson County
Batch# 285376 DEEDWARR
09/13/2019 12:54:30 PM 3 pgs
Fees: $18.00 Taxes: $1,119.25
20190913-0093025

REBECCA SHUKIS
TENNESSEE NOTARY PUBLIC
My Comm Exp. 12/15/2021
COUNTY OF WILLIAMSON

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $302,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 11th day of September, 2019

Notary Public

Commission Expires: 12/15/21

Address of New Owner	Send Tax Bills To:	Map & Parcel
Brian Hudson 8173 Boone Trce Nashville, TN 37221	NEW OWNER	126-15-0B-276.00-CO

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE,

Opendoor Property J LLC, a Delaware Limited Liability Company

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Brian Hudson, a Single Man

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND 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. 56 on the Plan of Section Four, Lexington Point Subdivision of record in Plat at Instrument No. 20020116-0006343, 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 J LLC, a Delaware Limited Liability Company by Warranty deed from Carl Blumenthal and Allison Blumenthal of record in Instrument No. 20190806-0078076 Register's Office for Davidson County, Tennessee, dated August 1, 2019 and recorded on August 06, 2019.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

The foregoing legal description is the same as contained in the resource of title shown above.

This is improved property known as: 8173 Boone Trce, Nashville, TN 37221

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we so covenant with the said GRANTEES 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 GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever uses, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Dated this the 11th day of September, 2019.

Opendoor Property J LLC, a Delaware Limited Liability Company

By: OD Equity Owner J, LLC, its sole member
By: Opendoor Property Acquisition Fund, LP, its sole member
By: Opendoor GP, LLC, its general partner
By: Opendoor Labs, Inc., its sole member

Kyiesha Smith, Authorized Signatory
Nicholas Krause

STATE OF TEXAS
COUNTY OF DALLAS

Before me, the undersigned, a Notary Public of the state and county aforesaid, personally appeared **Kyiesha Smith**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged to be the Authorized Signatory of Opendoor Labs, Inc., the sole member of Opendoor GP, LLC, the general partner of Opendoor Property Acquisitions, LP, the sole member of OD Equity Owner J, LLC, the sole member of Opendoor Property J, LLC, the within named Seller, a limited liability company, and that as such, executed the foregoing instrument by signing **Kyiesha Smith** as the authorized signatory for the within named Seller, for the purpose therein contained.

Witness my hand and official seal this 11th day of September, 2019.

Notary Public
My Commission Expires: 01-11-2023

(Notary Seal)

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

True Copy Certification

I, Penny Y. Ray, do hereby make oath that I am licensed attorney and/or 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.

Penny Y. Ray

State of Tennessee

County of Williamson

Personally appeared before me, Christie Perry a notary public for this county and state, Penny Y. Ray who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

CHRISTIE PERRY
STATE
OF
TENNESSEE
NOTARY
PUBLIC
RUTHERFORD COUNTY

Christie Perry

My Commission Expires: 7/22/2022

Notary Seal (if on paper)