Karen Johnson Davidson County
Batch# 312826 DEEDWARR
11/07/2019 01:08:30 PM 5 pgs
Fees: $28.00 Taxes: $1,193.25
20191107-0115225

This instrument prepared by and (MAIL) instrument may be returned to:
OS National, LLC
3097 Satellite Blvd., Suite 400
Duluth, GA 30096
Tel. 770-497-9100

Send tax bills to:
Opendoor Property C LLC, a Delaware Limited Liability Company
One Post Street, Floor 11
San Francisco, CA 94104

Name and address of new owner:
Opendoor Property C LLC, a Delaware Limited Liability Company
One Post Street, Floor 11
San Francisco, CA 94104

Map parcel number: 173-10-0-A-026.00CO

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,

Leon Bond and Loretta Bond, husband and wife,

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

Opendoor Property C 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.

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 5th day of November, 2019, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Leon Bond

Loretta Bond

STATE OF TENNESSEE

COUNTY OF Davidson

On this 5th day of November, 2019, before me personally appeared Leon Bond, Loretta Bond, 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.

Notary Public

Printed Name: Steven W. Nordstrom

Commission Expires:

10/17/2021

STEVEN W NORDSTROM
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

EXHIBIT A

For Information purposes only - Street Address: 3064 Barnes Bend Drive, Antioch, TN 37013

County: Davidson

File Number: 177069

Tax Parcel ID/APN: 173-10-0-A-026.00CO

Land in Davidson County, Tennessee, being Lot No. 26 on the Plan of Phase One, Barnes Bend Estates, of record in Plat at Instrument No. 20050802-0090369, 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 Leon Bond and Loretta Bond, husband and wife by Warranty Deed from David C. Hardy, Jr and Deborah L. Hardy, husband and wife, of record in Instrument No. 20170117-0004749, Register's Office for Davidson County, Tennessee, dated January 05, 2017 and recorded on January 17, 2017. (Value of consideration shown in aforementioned deed $292,500.00.).

Being also known as 3064 Barnes Bend Drive, Antioch, Tennessee 37013.

AFFIDAVIT OF VALUE

STATE OF TENNESSEE)

COUNTY OF Davidsoncounty)

The actual consideration (or value, whichever is greater) for this transfer is $322,500.00.

AFFIANT

Subscribed and sworn to before me, this 5th day of November, 2019.

NOTARY PUBLIC

My Commission Expires:

4/5/22

Property address: 3064 Barnes Bend Drive, Antioch, TN 37013

JAIME HILL NOTARY PUBLIC GWINNETT COUNTY GEORGIA EXPIRES APRIL 5, 2022

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)

