This instrument prepared by:
Opendoor Title, LLC
2170 Satellite Blvd., Ste. 200
Duluth, GA 30097
Tel. 678-281-8900
File Number: OD-NAS-188759

Karen Johnson Davidson County
Batch# 373637 DEEDWARR
03/17/2020 10:57:30 AM 5 pgs
Fees: $28.00 Taxes: $1,096.68
20200317-0029420

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: 141-07-0B-164.00-CO
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,

Richard Lehmann and Allison Lehmann, Husband and wife

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.

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 12 day of March, 2020, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Richard Lehmann

Allison Lehmann

STATE OF TENNESSEE

COUNTY OF Williamson

On this 12 day of March, 20 20, before me personally appeared Richard Lehmann & Allison Lehmann, 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: Anthony Flowers

Commission Expires:

May 17, 2023

ANTHONY FLOWERS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

AFFIDAVIT OF VALUE

STATE OF GEORGIA)

COUNTY OF GWINNETT)

The actual consideration (or value, whichever is greater) for this transfer is $296,400.00.

AFFIANT – Jaime Hill

Subscribed and sworn to before me, this 16 day of March, 2020.

NOTARY PUBLIC
My Commission Expires:
4-2-23

Property address: 1113 Sommersby Court, Nashville, TN 37221

Natalyn Faith Kingry
My commission expires
Notary
Public
07/02/2023
Gwinnett County, Georgia

EXHIBIT A

STREET ADDRESS: 1113 Sommersby Court, Nashville, TN 37221

COUNTY: Davidson

CLIENT CODE: OD-NAS-188759

TAX PARCEL ID/APN: 141-07-0B-164.00-CO

Land in Davidson County, Tennessee, being Lot No. 166 on the Plan of Somerset Farms, Section 4, Phase 4 of record in Plat Book 9700, Page 658, 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 Richard Lehmann and Allison Lehmann, husband and wife by Warranty deed from Hanne L. Flippen, f/k/a Hanne L. Giesler, unmarried of record in Instrument No. 20151104-0112489 Register's Office for Davidson County, Tennessee, dated October 30, 2015 and recorded on November 04, 2015. (Value of consideration shown in aforementioned deed $217,500.00.) Being also known as 1113 Sommersby Ct Nashville, Tennessee 37221.

Certificate of Authenticity

I, Jacqueline Humphries do hereby make oath that I am a 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.

Jacqueline Humphries
Signature

State of Georgia

County of Gwinnett

Personally appeared before me, Jacqueline Humphries, who acknowledges that this certification of an electric document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 3-21-22
Notary's Seal:

MELANIE BIBB
Notary Public - Georgia
Gwinnett County
Expires 03/21/2022