Karen Johnson Davidson County
Batch# 380489 DEEDWARR
04/01/2020 11:16:30 AM 5 pgs
Fees: $28.00 Taxes: $865.80
20200401-0034938

This instrument prepared by:
OS National, LLC
3097 Satellite Blvd., Duluth, GA 30096
Tel. 678-281-8900
File Number: 217675

This instrument may be returned to:
OS National, LLC
3097 Satellite Blvd., Ste. 400 Duluth, GA 30096
Tel. 770-497-9100

Send tax bills to:
OPENDOOR PROPERTY TRUST I, a Delaware statutory trust
One Post Street Floor 11
San Francisco, CA 94104

Name and address of new owner:
OPENDOOR PROPERTY TRUST I, a Delaware statutory trust
One Post Street Floor 11
San Francisco, CA 94104
Map parcel number: 150160A09300CO
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,

Doyle Raffensberger and Melinda Raffensberger, Husband and wife

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

OPENDOOR PROPERTY TRUST I, a Delaware statutory trust

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 30 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.

Doyle Raffensberger
Doyle Raffensberger

Melinda Raffensberger
Melinda Raffensberger

STATE OF ~~TENNESSEE~~ Georgia

COUNTY OF Fayette

On this 30th day of March, 20 20, before me personally appeared Melinda Raffensberger & Doyle Raffensberger, 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.

Donna Taylor
Notary Public

Printed Name: Donna Taylor

Commission Expires:

12/01/2020

DONNA TAYLOR
Notary Public - State of Georgia
Clayton County
My Commission Expires Dec 1, 2020

AFFIDAVIT OF VALUE

STATE OF GEORGIA)

COUNTY OF GWINNETT)

The actual consideration (or value, whichever is greater) for this transfer is $ 234,000.00

AFFIANT – Jaime Hill

Subscribed and sworn to before me, this 30th day of March, 2020

NOTARY PUBLIC
My Commission Expires:

KRISTA MURPHY NOTARY PUBLIC GWINNETT COUNTY GEORGIA EXPIRES JUNE 25, 2021

Property address:

2784 Windcrest Trail
Antioch, TN 37013

EXHIBIT A

For Information purposes only - Street Address: 2784 Windcrest Trail, Antioch, TN 37013

County: Davidson

File Number: 217675

Tax Parcel ID/APN: 150160A09300CO

Land in Davidson County, Tennessee, being Lot No. 104 on the Plan of Final Plat, Section Two, Windhaven Shores, a Cluster Lot Subdivision of record in Plat at Instrument No. 20031210-0176853, 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 Doyle Raffensberger and wife, Melinda Raffensberger by Warranty deed from Mi Casa Investments, LLC., a Tennessee limited liability company of record in Instrument No. 20090818-0077607 Register's Office for Davidson County, Tennessee, dated August 11, 2009 and recorded on August 18, 2009.

True Copy Certification

I, Krista Murphy, 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: Krista Murphy

State of GEORGIA
County of GWINNETT

Personally appeared before me, Melanie Bibb, a notary public for this county and state, Krista Murphy, 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)

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