Karen Johnson Davidson County
Batch# 546171 DEEDWARR
01/05/2021 08:24:30 AM 5 pgs
Fees: $28.00 Taxes: $980.50
20210105-0001130

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
File No: 230810

Send tax bills to:
**Jacob Taylor**
1204 Placid Court
Antioch, TN 37013

Name and address of new owner:
Jacob Taylor
1204 Placid Court
Antioch, TN 37013

Map parcel number: 15008008000

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,

**OPENDOOR PROPERTY TRUST I, a Delaware statutory trust**

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

**Jacob Taylor, a single man**

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 18 day of December, 20 20 the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

OPENDOOR PROPERTY TRUST I, a Delaware statutory trust
By: Opendoor Labs Inc., a Delaware corporation, as Trust Manager

By: _____
Name: Kevin Brozek
Title: Authorized Signor

State of Arizona
County of Maricopa

Personally appeared before me, Kendyl Wells, a Notary Public in and for said County and State, Kevin Brozek, which whom I am personally acquainted, and who acknowledged that such person executed the within instrument for the purposes therein contained, and who further acknowledged that such person is the Attorney in Fact of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 18 day of December, 20 20

_____
Notary Public

Printed Name: Kendyl Wells

Commission Expires:

06/11/2024

Notary Public State of Arizona
Maricopa County
Kendyl C Wells
My Commission Expires 06/11/2024
Commission Number 582617

Exhibit "A"

Land in Davidson County, Tennessee, being Lot No. 480 on the Plan of Final P.U.D Plan Section Five, Towne Village of the Country of record in Plat Book 6250, Page (s) 783 and 784, 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 Abigail Lee Henry and Sachin Singh, both unmarried, as joint tenants with rights of survivorship by Warranty deed from Nicole L. Sunday and Stephen R. Sunday, wife and husband of record in Instrument No. 20160601-0055193 Register's Office for Davidson County, Tennessee, dated May 27, 2016 and recorded on June 01, 2016. (Value of consideration shown in aforementioned deed $160,000.00.)

Being the same property conveyed to Opendoor Property Trust I, a Delaware statutory trust by Warranty deed from Abigail Henry Singh f/k/a Abigail Lee Henry and Sachin Singh, wife and husband of record in Instrument No. 20201105-0129982 Register's Office for Davidson County, Tennessee, dated October 27, 2020 and recorded on November 05, 2020. (Value of consideration shown in aforementioned deed $251,200.00.) Being also known as 1204 Placid Court Antioch, Tennessee 37013.

AFFIDAVIT OF VALUE

STATE OF TENNESSEE )

COUNTY OF WILSON )

The actual consideration (or value, whichever is greater) for this transfer is $265,000.00

AFFIANT

Subscribed and sworn to before me, this 18 day of Dec, 2020

NOTARY PUBLIC
My Commission Expires:
10/26/24

CYNTHIA VAN CAMPEN
Gwinnett County
My Commission Expires
October 26, 2024

Property address:
1204 Placid Ct
Antioch, TN 37013

Certificate of Authenticity

I, Cynthia Brown, 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.

Cynthia Brown
Signature
Cynthia Brown

State of Georgia

County of Gwinnett

Personally appeared before me, Cynthia Brown, 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**