Prepared By & Return To:
Tennessee Title Services, LLC
7000 Executive Center Dr
290
Brentwood, TN 37027
B-21-1345

Karen Johnson Davidson County
Batch# 601435 DEEDWARR
03/26/2021 01:59:30 PM 3 pgs
Fees: $18.00 Taxes: $1,008.99
20210326-0040298

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $272,700.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME
THIS 24th day of March, 2021

Notary Public

Commission Expires: 1/5/2024

PAUL COTTER
Notary Public, State of New York
No. 01CO6103636
Qualified in Ulster County
Commission Expires Jan. 5, 2024

Address of New Owner	Send Tax Bills To:	Map & Parcel
Opendoor Property Trust I 348 Nesbitt Lane Madison, TN 37115	Opendoor Property Trust I 410 N. Scottsdale Rd, Ste. 1600 Tempe, AZ 85281	042-08-0-181.00

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,

Ekre of TN LLC

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

Opendoor Property Trust I, a Delaware statutory trust

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. 2 on the Plan of Final Plat of Fillmore Place of record in Plat at Instrument No. 20050614-0067969, 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 Ekre of TN LLC by Warranty deed from Henry T. Curtis, a married man of record in Instrument No. 20200116-0005839 Register's Office for Davidson County, Tennessee, dated January 13, 2020 and recorded on January 16, 2020.

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: 348 Nesbitt Lane, Madison, TN 37115

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 used, 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 24th day of March, 2021.

Ekre of TN LLC

By: _____
Stephanie Andrew, Authorized Signor

STATE OF New York

COUNTY OF Kings

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, personally appeared Stephanie Andrew, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged himself/herself to be Authorized Signor of Ekre of TN LLC., the within named bargainor, and that he as such Authorized Signor, being so authorized to do, executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 24th day of March, 2021.

_____
Notary Public
My Commission Expires: 1-5-2024

PAUL COTTER
Notary Public, State of New York
No. 01CO6103636
Qualified in Ulster County
Commission Expires Jan. 5, 2024

(Notary Seal)

True Copy Certificate of Authenticity

I, **Taylor Grills**, 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

State of Tennessee

County of Wilson

Personally appeared before me, Rebecca Shukis, a notary public for this county and state, **Taylor Grills,** who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

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

Notary's Signature

My Commission Expires: 12/15/2021