Karen Johnson Davidson County
Batch# 623459 DEEDWARR
04/27/2021 01:21:30 PM 4 pgs
Fees: $23.00 Taxes: $925.00
20210427-0056084

Prepared by and return to:
Charles Chacko
OS National LLC
3097 Satellite Blvd., Suite 400
Duluth, GA 300966
This document is prepared as an incidental service to the issuance of a title insurance policy.

File Number: **243687**
Parcel Number: **04208015000**
Sales Price: **$250,000.00**

(Space Above This Line For Recording Data)

CORPORATE WARRANTY DEED

This Indenture made this 9th day of April, 2021 between OPENDOOR PROPERTY TRUST I, a Delaware statutory trust, whose post office address is: 410 N SCOTTSDALE RD., # 1600, TEMPE, AZ 85281, Grantor, and Tolan G. Shaw and Sarah V. Shaw, husband and wife, whose post office address is: 1632 Liberty Hill Drive, Madison, TN 37115, Grantee.

Witnesseth, that the said Grantor, for and in consideration of the sum of Ten and No/100 Dollars ($10.00), to it in hand paid by the said Grantee, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the said Grantee forever, the following described land, situate, lying and being in Davidson County, TN, to wit:

Land in Davidson County, Tennessee, being Lot No. 32 on the Plan of Heritage View Subdivision, Section Two of record in Plat Book 7900, Page 37, 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 Deborah Cole Hurd, a single woman by Warranty deed from Charles C. Pitts, Jr and wife, Constance S. Pitts of record in Book 9976, page 841, Register's Office for Davidson County, Tennessee, dated February 29, 1996 and recorded on March 13, 1996. (Value or consideration shown in aforementioned deed $70,000.00.)

Being the same property conveyed to OPENDOOR PROPERTY TRUST I, a Delaware Statutory Trust by Warranty deed from Deborah Cole Waters f/k/a Deborah Cole Hurd, a married woman, joined by her spouse Gerald Lynn Waters of record in Instrument No. 20210204-0016465 Register's Office for Davidson County, Tennessee, dated January 27, 2021 and recorded on February 04, 2021. (Value of consideration shown in aforementioned deed $201,000.00.) Being also known as 1632 Liberty Hill Drive Madison, Tennessee 37115.

Parcel Identification Number: 04208015000

TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

SUBJECT to taxes for the current year, covenants, restrictions and easements of record, if any.

To Have and to Hold, the same in fee simple forever.

And the said Grantor hereby covenants to warrant and defend the title of the land hereby conveyed from any and all lawful claims which arise by, through or under the Grantor, but against no others.

In Witness Whereof, the said Grantor has caused this instrument to be executed in its name by its duly authorized officer and caused its corporate seal to be affixed the day and year first above written.

(signatures on following page)

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 9th day of April, 20 21, 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: Mark Won
Title: Auth Signor

State of Arizona
County of Maricopa

Personally appeared before me, Mark Won, Auth Signor, a Notary Public in and for said County and State, Maricopa, Arizona, 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 9th day of April, 20 21.

_____
Notary Public

Printed Name: Yvonne Theresa Van Damme

Commission Expires:

02/05/2024

YVONNE THERESA VAN DAMME
Notary Public - Arizona
Maricopa County
Commission # 575530
My Comm. Expires Feb 5, 2024

AFFIDAVIT OF VALUE

STATE OF GEORGIA)

COUNTY OF Walton)

The actual consideration (or value, whichever is greater) for this transfer is $250,000.00

Affiant - Ralph Tune

Subscribed and sworn to before me, this 9th day of April , 20 21 .

NOTARY PUBLIC
My Commission Expires:
8/20/2024

CORA CASPER
Walton County
My Commission Expires
August 20, 2024

Property address: 1632 Liberty Hill Drive
Madison, TN 37115

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