Karen Johnson Davidson County
Batch# 644016 DEEDWARR
05/25/2021 03:08:28 PM 2 pgs
Fees: $13.00 Taxes: $1,147.00
20210525-0071000

Prepared By ~~& Return To:~~
Tennessee Title Services, LLC
7000 Executive Center Dr
290
Brentwood, TN 37027
B-21-2664

STATE OF AZ
COUNTY OF Maricopa

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $310,000.00

Affiant Richard Ryan

SUBSCRIBED AND SWORN TO BEFORE ME THIS 12 day of May, 2021

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

Notary Public

Commission Expires: 06/11/2024

Address of New Owner	Send Tax Bills To:	Map & Parcel
Ezequiel Esquivel Razo 3308 Shakertown Court Antioch, TN 37013	Cardinal Financial Company DBA Peoples Home Equity 3701 Arco Corporate Drive, Suite 200 Charlotte, NC 28273	150-03-0-057.00

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE,

Opendoor Property Trust I, a Delaware statutory trust

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

Ezequiel Esquivel Razo, a single man

HEREINAFTER CALLED THE GRANTEE, HIS 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. 38 on the Plan of "The Country", Section Two of record in Plat Book 5050, Page 40, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said Lot No. 38 fronts 31.42 feet on the Northerly side of Shakertown Court and runs back between lines, 174.0 feet on the Westerly line and 150.0 feet On the Easterly line, to a broken line in the rear which measures 170.79 feet Thereon.

Being the same property conveyed to Opendoor Property Trust I, a Delaware statutory trust by Warranty Deed from Angela M. Grant, a single woman of record in Instrument No. 20210317-0035196 Register's Office for Davidson County, Tennessee, dated March 15, 2021 and recorded on March 17, 2021.

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: 3308 Shakertown Court, Antioch, TN 37013

Return to:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212
FILE #: JM-38-RR-21308

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, his heirs and assigns forever; and we so covenant with the said GRANTEE 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 GRANTEE, his 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 10th day of May, 2021.

OPENDOOR PROPERTY Trust I, a Delaware statutory trust

By: Opendoor ~~Labs Inc~~, as Trust Manager

By: _____

Name: Nicki Ryan

Title: Asst Sec

STATE OF AZ
COUNTY OF Maricopa

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Nicki Ryan, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the within instrument for the purposes therein contained, and who further acknowledged that he/she is the authorized signor for Opendoor Labs Inc., and that he/she is authorized by Opendoor Labs Inc. to execute this instrument on its behalf as such per authorized signor policy.

Witness my hand and official seal this 10th day of May, 2021.

_____
Notary Public at Large
My commission expires: 06/11/2024

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