This instrument prepared by:
OS National, LLC
3097 Satellite Blvd., Duluth, GA 30096
Tel. 678-281-8900
File Number: 349198

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

Karen Johnson Davidson County
Batch# 704766 DEEDWARR
08/26/2021 08:18:30 AM 5 pgs
Fees: $28.00 Taxes: $1,968.77
20210826-0115101

Send tax bills to:
OPENDOOR PROPERTY TRUST I, a Delaware statutory trust
410 N. Scottsdale Road, Sutie 1600
Tempe, AZ 37209

Name and address of new owner:
OPENDOOR PROPERTY TRUST I, a Delaware statutory trust

Map parcel number: 090120Q01500CO
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,

Sara K. Colding, a married woman joined by her spouse Jeremy Jackson, 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.

AFFIDAVIT OF VALUE

STATE OF GEORGIA)

COUNTY OF COBB)

The actual consideration (or value, whichever is greater) for this transfer is $532,100.00

AFFIANT

Subscribed and sworn to before me, this 4TH day of AUGUST, 2021.

NOTARY PUBLIC
My Commission Expires:
11/9/24

REBECCA CHESSER
Cobb County
My Commission Expires
November 9, 2024

Property address:

220 Croleywood Lane, Nashville, TN 37209 (Davidson)

Witness our hand(s) this 3rd day of August, 20 21.

Sara K Colding

Jeremy Jackson

STATE OF TENNESSEE

COUNTY OF Davidson

On this 3rd day of August, 20 21, before me personally appeared Sara K. Colding and Jeremy Jackson, 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's (or persons') free act and deed.

Notary Public

Printed Name: Tamika M. White

Commission Expires:

3/6/2024

TAMIKA M. WHITE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES MARCH 6, 2024

EXHIBIT A

MORE COMMONLY KNOWN AS: 220 Croleywood Lane, Nashville, TN 37209

TAX PARCEL ID/APN: 090120Q01500CO

Land situated in Davidson County, Tennessee, being Unit TH08, as established in Declaration of Covenants, Conditions and Restrictions for Charlotte Parkside, a Horizontal Property Regime with Private Elements of record at Instrument No. 20161011-0107421, as amended in Instrument No. 20161017-0109431 and in Instrument No. 20180130-0009606, in the Register's Office of Davidson, Tennessee with Plat attached as Exhibit "B" to which Master Deed reference is hereby made for a more particular description of said property.

Being the same property conveyed to Sara K. Colding, an unmarried woman by Warranty deed from Charlotte Parkside, Inc., a Tennessee Corporation of record in Instrument No. 20190521-0048016 Register's Office for Davidson County, Tennessee, dated May 17, 2019 and recorded on May 21, 2019. (Value of consideration shown in aforementioned deed $389,000.00.) Being also known as 220 Croleywood Lane TH08 Nashville, Tennessee 37209.

BEING the same property conveyed to _____by Warranty Deed from SELLER of record in Deed Book_____ Page _____ in the Register's Office for _____ County, Tennessee, dated _____ and recorded on _____. (Value or consideration shown in aforementioned deed $_____). Being also known as _____.

CERTIFICATION REQUIRED BY TCA 66-24-101(D)

I, Kayla Short, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on 8/4/2021 (date of document).

Kayla Short
Affiant Signature

8/4/2021
Date

State of Georgia
County of Guinnett

Sworn to and subscribed before me this 4TH day of AUGUST, 20 21,

Notary's Signature

My Commission Expires: 10/26/24

Notary's Seal (if on paper)

STATE OF GEORGIA NOTARY PUBLIC
CYNTHIA VAN CAMPEN
Gwinnett County
My Commission Expires
October 26, 2024