Karen Johnson Davidson County
Batch# 717327 DEEDWARR
09/16/2021 07:34:30 AM 3 pgs
Fees: $18.00 Taxes: $1,135.90
20210916-0124209

**Prepared By & Return To:**
Tennessee Title Services, LLC
7000 Executive Center Dr
290
Brentwood, TN 37027
B-21-6256

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $307,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME
THIS 13th day of September, 2021

Notary Public

Commission Expires: _____

MEGAN DUPRIEST
TENNESSEE NOTARY PUBLIC
My Comm Exp. 5/24/2025
COUNTY OF WILLIAMSON

| Address of New Owner | Send Tax Bills To: | Map & Parcel |
|---|---|---|
| Maria Isabel Huerta Cornejo<br><br>314 Leopole Road<br>Nashville, TN 37211 | SWBC Mortgage<br>278 Franklin Road<br>4-180<br>Brentwood, TN 37027 | 148-05-0-018.00 |

# 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,

**Opendoor Property J LLC, a Delaware limited liability company**

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

**Maria Isabel Huerta Cornejo, an unmarried woman**

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. 78 on the Plan of Hillbrook, Section 3 of record in Plat Book 3300, Page 84, 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 Ronald O. Shoemake and wife, Clair Diane Shoemake by Warranty deed from Robert S. Hite and wife, Rhonda L. Hite of record in Book 7591, page 736, Register's Office for Davidson County, Tennessee, dated June 29, 1988 and recorded on July 06, 1988.

Being the same property conveyed to Opendoor Property J LLC a Delaware Limited Liability Company by Warranty deed from Ronald O. Shoemake and wife, Clara D. Shoemake A/K/A Clair Daine Shoemake of record in Instrument No. 20210617-0082115 Register's Office for Davidson County, Tennessee, dated June 15, 2021 and recorded on June 17, 2021.

OPENDOOR PROPERTY J LLC

By: Opendoor Property Holdco J LLC, its sole member
By: Opendoor Property Acquisition Fund LP, its sole member
By: Opendoor GP LLC, its general partner
By: Opendoor Labs Inc., its sole member

By: _____

Name: Sarah Groh

Title Authorized Signor

STATE OF Arizona

COUNTY OF Maricopa

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Sarah Groh, 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 24th day of August, 2021.

Yvonne Theresa Van Damme
Notary Public at Large
My commission expires: 2/5/2024

(Notary Seal)

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

# Certificate of Authenticity

I, **Joshua A. Terry**, 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 8/24/21.

Affiant Signature

9/14/21
Date

State of Tennessee

County of Williamson

Sworn to and subscribed before on 9/14/21.

Notary's Signature

My Commission Expires:

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