Karen Johnson Davidson County
Batch# 741200 DEEDWARR
10/21/2021 03:07:30 PM 5 pgs
Fees: $28.00 Taxes: $691.90
20211021-0141620

This instrument prepared by and (MAIL)
instrument may be returned to:
OS National, LLC
3097 Satellite Blvd., Suite 400
Duluth, GA 30096
Tel. 770-497-9100

Send tax bills to:
OPENDOOR PROPERTY TRUST I, a Delaware statutory trust
410 N Scottsdale Rd, Ste 1600
Tempe, AZ 85281

Name and address of new owner:
OPENDOOR PROPERTY TRUST I, a Delaware statutory trust
410 N Scottsdale Rd Ste 1600
Tempe, AZ 85281

Consideration: $187,000.00

Map parcel number: 162090A09800CO

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,

William P McAfee and Brenda A McAfee, husband and wife

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.

Witness our hand this 15 day of October, 2021, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

William P. McAfee

Brenda A. McAfee

STATE OF TENNESSEE

COUNTY OF Williamson

On this 15 day of October, 2021, before me personally appeared William P. McAfee and Brenda A. McAfee, 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 (or person's) free act and deed.

LaTonya S Smith

Notary Public

Printed Name: LATONYA S SMITH

Commission Expires:

08/27/2023



AFFIDAVIT OF VALUE

STATE OF GEORGIA)

COUNTY OF COBB)

The actual consideration (or value, whichever is greater) for this transfer is $ 187,000.00

AFFIANT

Subscribed and sworn to before me, this 19th day of October, 20 21.

NOTARY PUBLIC
My Commission Expires:
11/9/24

REBECCA CHESSER
Cobb County
My Commission Expires
November 9, 2024

Property address:
5510 Country Drive, Unit 98,
Nashville, TN 37211 (Davidson)

EXHIBIT A
Legal Description

MORE COMMONLY KNOWN AS: 5510 Country Drive, Unit 98, Nashville, TN 37211

TAX PARCEL ID/APN (For informational purposes only): 162090A09800CO

A certain condominium apartment in Davidson County, Tennessee, being Townhome No. 98, Building No. 18, in a Horizontal Property Regime, as shown on the Plan of Hickory Valley Condominiums, Phase 2, as of record in Plat Book 4460, Page 133, Register's Office for said County, to which plan reference is here made for a more complete description.

Being the same property conveyed to Zhaoxia Duan, a married person by Warranty deed from Jeanette L. Culp, a single woman of record in Instrument No. 20161227-0135396 Register's Office for Davidson County, Tennessee, dated December 21, 2016 and recorded on December 27, 2016. (Value of consideration shown in aforementioned deed $110,500.00.)

Being the same property conveyed to William P. McAfee and Brenda A. McAfee, husband and wife by Warranty deed from Zhaoxia Duan, a married person of record in Instrument No. 20191101-0112793 Register's Office for Davidson County, Tennessee, dated October 30, 2019 and recorded on November 01, 2019. (Value of consideration shown in aforementioned deed $136,000.00.)

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 10/19/2021 (date of document).

Kayla Short

Affiant Signature

10/19/2021

Date

State of Georgia

County of Guinnett

Sworn to and subscribed before me this 19th day of October, 2021,

Notary's Signature

My Commission Expires: 10/26/24

Notary's Seal (if on paper)

