Karen Johnson Davidson County
Batch# 754963 DEEDWARR
11/15/2021 11:21:30 AM 5 pgs
Fees: $28.00 Taxes: $1,240.61
20211115-0151623

This instrument prepared by:
OS National, LLC
3097 Satellite Blvd., Duluth, GA 30096
Tel. 678-281-8900
File Number: 383949

This instrument may be returned to:
OS National, LLC
3097 Satellite Blvd., Ste. 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
Map parcel number: 16206029500
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,

Laura S Suleiman, a married woman and joined by her spouse, Ferhad Suleiman 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(s) this 4th day of Nov, 2021.

Laura S Suleiman

Ferhad Suleiman

STATE OF ~~TENNESSEE~~ CA

COUNTY OF Riverside

On this 4th day of November, 20 21, before me personally appeared Laura S Suleiman, Ferhad Suleiman, ~~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:

Commission Expires:

9/27/2022

K. SHIREY
COMM. #2260208
NOTARY PUBLIC-CALIFORNIA
RIVERSIDE COUNTY
My Commission Expires
SEPTEMBER 27, 2022

EXHIBIT A

MORE COMMONLY KNOWN AS: 173 Ocala Drive, Nashville, TN 37211

TAX PARCEL ID/APN: 16206029500

Land in Davidson County, Tennessee, being Lot No. 67 on the Plan of Valley Green of record in Plat Book 4460, Page (s) 96 and 97, 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 Laura S. Suleiman, married by Warranty deed from Mikail Bendi of record in Instrument No. 20170307-0022358 Register's Office for Davidson County, Tennessee, dated March 01, 2017 and recorded on March 07, 2017. (Value of consideration shown in aforementioned deed $50,000.00.) Being also known as 173 Ocala Drive Nashville, Tennessee 37211.

AFFIDAVIT OF VALUE

STATE OF GEORGIA)

COUNTY OF COBB)

The actual consideration (or value, whichever is greater) for this transfer is $ 335,300.00

AFFIANT

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

NOTARY PUBLIC
My Commission Expires:
11/9/24

REBECCA CHESSER
Cobb County
My Commission Expires
November 9, 2024

Property address:

173 Ocala Drive,Nashville,TN 37211

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 November 4,2021 (date of document).

Kayla Short
Affiant Signature

11/04/2021
Date

State of Georgia
County of Gwinnett

Sworn to and subscribed before me this 4 day of November, 2021,

Notary's Signature

My Commission Expires: 10/26/24

Notary's Seal (if on paper)

