Prepared by and return to:
Seth McNamee
Summit Title & Escrow, LLC
6263 Poplar Ave, Suite 801
Memphis, Tennessee 38119
(901) 881-8600

Karen Johnson Davidson County
Batch# 789987 DEEDWARR
01/13/2022 02:07:30 PM 3 pgs
Fees: $18.00 Taxes: $1,195.10
20220113-0005285

WARRANTY DEED

Effective as of **4th day of January, 2022,** for and in consideration of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named grantee and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, **OPENDOOR PROPERTY Trust I, a Delaware Statutory Trust** hereinafter referred to as Grantor, has bargained, sold, conveyed and by these presents does transfer sell and convey unto **MCH SFR Property Owner 1 LLC, a Delaware Limited Liability Company** hereinafter called the Grantee, its successors, heirs and assigns, a certain tract or parcel of land together with all improvements thereon and appurtenances thereto, in Davidson County, State of Tennessee, and described as follows:

Land in Davidson County, Tennessee, being Lot 253, Hickory Woods Estates, Section C, as shown on Plat of record in Plat Book 6900, Pages 885 Through 887, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to **OPENDOOR PROPERTY Trust I, a Delaware Statutory Trust**, by Warranty Deed from Kertyssa D. Smalls and Joseph Smalls III, wife and husband, of record at Instrument No. 20211208-0162908, in the Register's Office of Davidson County, Tennessee, dated November 23rd, 2021 and recorded on December 8th, 2021.

This property is unencumbered except for all applicable restrictions, easements, visible easements, matters appearing on the plan(s) of record; and all matters referenced in the master deed and by-laws in additional to applicable government and zoning regulation; all of record in the Register's Office of **Davidson County**, Tennessee; together with the **2022 Davidson County**, Tennessee real estate taxes and is being conveyed subject to those taxes and real estate taxes and assessments for all subsequent years.

TO HAVE AND TO HOLD this tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the Grantee and Grantee's successors, heirs and assigns forever; and Grantor covenants with the Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the land is unencumbered, unless otherwise stated in this deed; and Grantor does further covenant and bind Grantor and Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the Grantee and Grantee's successors, 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.

WITNESS the Grantor's hand in Maricopa County, State of Arizona on this the 04 day of January, 2022.

GRANTORS:

OPENDOOR PROPERTY Trust I, a Delaware statutory trust
By: Opendoor Labs Inc., as Trust Manager

By: _____
Name: Judith Unzueta
It's: Authorized Signatory

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 Judith Unzueta **, 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 signatory for Opendoor Labs Inc., the sole member for OD Intermediate Holdco C LLC, the sole member for Opendoor Property Holdco C LLC, the sole member of Opendoor Property Trust I, LLC, the within named Seller, a limited liability company, and that as such, executed the foregoing instrument by signing** Judith Unzueta **as the authorized signatory for the within named Seller, for the purpose therein contained.**

Witness my hand, at office, this 04 **day of** January, 2022.

_____
Notary Signature
My commission expires: 08/04/25

ALLISON MARIE PALMA
Notary Public - Arizona
Maricopa County
Commission # 610044
My Comm. Expires Aug 4, 2025

New Owner Name and Address to: MCH SFR Property Owner 1 LLC, a Delaware Limited Liability Company 14355 Commerce Way Miami Lakes, FL 33016 Property Address: 6232 Rocky Top Drive Antioch, TN 37013 Mail tax bills to: MCH SFR Property Owner 1 LLC, a Delaware Limited Liability Company 14355 Commerce Way Miami Lakes, FL 33016 Parcel I.D. Numbers: 176 05 0B 149.00	I, or we, hereby swear or affirm that to the best of affiant's knowledge, information and belief, the actual consideration for this transfer is $323,000.00. _____ AFFIANT Subscribed and sworn to before me this 04 day of ~~December, 2021~~ January 2022 _____ NOTARY PUBLIC Commission expires: 08/04/25

ALLISON MARIE PALMA
Notary Public - Arizona
Maricopa County
Commission # 610044
My Comm. Expires Aug 4, 2025

Tennessee Certification of Electronic Document

I, Stevie Friesth, 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 January 4, 2022 (date of document).

Affiant Signature

1/7/22
Date

State of Tennessee

County of Shelby

Sworn to and subscribed before me this 7th day of January, 2022.

Stephanie Tremmel
Notary's Signature

MY COMMISSION EXPIRES: May 8, 2023

NOTARY'S SEAL

