Karen Johnson Davidson County
Batch# 810585 DEEDWARR
02/24/2022 09:57:30 AM 3 pgs
Fees: $18.00 Taxes: $1,135.90
20220224-0020944

Prepared By & Return To:
Tennessee Title Services, LLC
7000 Executive Center Dr
290
Brentwood, TN 37027
B-22-356

BAILEY CLARK CASSELMAN
Notary Public - State of Arizona
MARICOPA COUNTY
Commission # 587527
Expires August 15, 2024

STATE OF Arizona
COUNTY OF Maricopa

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

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 20 day of January, 2022

Notary Public

Commission Expires: 08/15/2024

Address of New Owner	Send Tax Bills To:	Map & Parcel
Jose Arias 605 Brook Drive Antioch, TN 37013	New Owner	162-10-0-019.00

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 C 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

Jose Arias, a single man

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. 19 on the Plan of Brook-View-Estates, Section 1 of record in Plat Book 4460, Page 103, 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 Steven W. Terry, JR. by Cash Deed for Tennessee deed from Henry G. Cisneros, Secretary of Housing and Urban Development, of Washington, D.C. of record in Book 9812, page 816, Register's Office for Davidson County, Tennessee, dated September 25, 1995 and recorded on October 02, 1995.

Being the same property conveyed to Opendoor Property C LLC, a Delaware limited liability company by Warranty deed from Steven W. Terry, Jr., a married man and joined by his spouse, Anglina Terry of record in Instrument No. 20211028-0144879 Register's Office for Davidson County, Tennessee, dated October 25, 2021 and recorded on October 28, 2021. .

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

The foregoing legal description is the same as contained in the resource of title shown above.

This is improved property known as: 605 Brook Drive, Antioch, TN 37013

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we so covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their 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.

Dated this the 28 day of January, 2022.

OPENDOOR PROPERTY C LLC, a Delaware Limited Liability Company

By: Opendoor Property Holdco C LLC, its sole member
By: OD Intermediate Holdco C LLC, its sole member
By: Opendoor Labs Inc., its sole member

By: _____

Name: Kylie Offrey

Title: Auth Signer

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 Kylie Offrey, 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 C, LLC, the within named Seller, a limited liability company, and that as such, executed the foregoing instrument by signing Kylie Offrey as the authorized signatory for the within named Seller, for the purpose therein contained.

Witness my hand and official seal this 28 day of Jan, 2022.

_____
Notary Public at Large
My commission expires: 08/15/2024

BAILEY CLARK CASSELMAN
Notary Public - State of Arizona
MARICOPA COUNTY
Commission # 587527
Expires August 15, 2024

Tennessee Certification of Electronic Document

I, Karla Lilley, do hereby make oath that I am a licensed Attorney, and/or the Authorized 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 to law on 1-28-2022 (date of document).

Affiant Signature

2-14-2022

Date

State of TN

County of Williamson

Sworn to and subscribed before me this 14th day of February, 2022

Notary Public

DAVID R. A. ROETGER STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

COMMISSION EXPIRES: 6-21-25