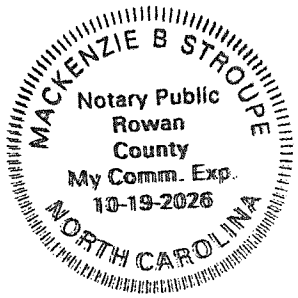
Karen Johnson Davidson County
Batch# 879371 DEEDWARR
06/28/2022 10:48:30 AM 3 pgs
Fees: $18.00 Taxes: $2,220.00
20220628-0074212

WARRANTY DEED



STATE OF ~~Tennessee~~ North Carolina
COUNTY OF Mecklenburg

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $600,000.00.

Alina Braghici
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22 DAY OF JUNE, 2022.

Mackenzie B. Stroupe
Notary Public

MY COMMISSION EXPIRES: 10-19-2026
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Foundation Title & Escrow Series, LLC, 277 Mallory Station Rd, Suite 102, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.(S)
WCP SFR **Properties, LLC, a Delaware limited liability company**	WCP SFR **Properties, LLC, a Delaware limited liability company**	Parcel ID: 091-13-0O-001.00-000
(NAME) **c/o Picket Services; Attn: Shaun O'Connor 318 First Ave. S, Suite 310**	(NAME) **c/o Picket Services; Attn: Shaun O'Connor 318 First Ave. S, Suite 310**	
(ADDRESS) **Seattle, WA 98104**	(ADDRESS) **Seattle, WA 98104**	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I/WE, **OP Gold, LLC, a Delaware Limited Liability Company**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **WCP SFR Properties,, LLC &/or its assigned affiliate**, 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:

A certain tract or parcel of land situated in Davidson County, State of Tennessee, described as follows, to-wit:

Being Unit A, at 506A - 506B Eastboro Drive Townhomes, a Horizontal Property Regime with Private Elements, as shown in the Declaration of Covenants, Conditions and Restrictions for Eastboro Drive Townhomes, of record in Instrument No. 20160808-0082369, Register's Office for Davidson County, Tennessee, to which Plat reference is hereby made for a more complete legal description.

Being the same property conveyed to Maurya Avery Tyler, single woman, By Warranty Deed from New Tennessee Homes, Inc., a Tennessee corporation dated December 28, 2017 recorded January 02, 2018, of record as Instrument No. 20180102-0000311 Register's Office for Davidson County, Tennessee.

Also being the same property conveyed to OP Gold, LLC, a Delaware Limited Liability Company, By Warranty Deed from Maurya Avery Tyler nka Maurya Avery King and Emory Lloyd King, Jr., wife and husband dated April

22, 2022 recorded April 29, 2022, of record as Instrument No. 20220429-0049919 Register's Office for Davidson County, Tennessee.

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

unimproved ☐

This is improved ☒ property, known as 506 Eastboro Drive #A, Nashville, TN 37209

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 do 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.

Witness our hands this 8 day of June, 2022

OP Gold, LLC, a Delaware Limited Liability Company
By: OP Gold Holdings, LLC, a Delaware limited liability company Sole Member
By: Offerpad Holdings, LLC., Sole Member

By: Rebecca McLean

Its: Rebecca McLean
~~Authorized Signer~~

STATE OF Arizona

COUNTY OF Maricopa

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Rebecca McLean, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged such person to be authorized (or other such officer authorized to execute this instrument) of OP Gold, LLC., the within-named bargainor, a Delaware limited liability company, and that such authorized, as such authorized, executed the foregoing instrument for the purposes and considerations therein contained, by personally signing the name of the limited liability company as authorized.

Witness my hand and official seal, this the 8 day of June, 2022.

Notary Public

My Commission Expires: 6/12/2024

(SEAL)

OLIVIA CORDOVA
Notary Public - Arizona
Maricopa County
Commission # 583739
My Comm. Expires Jun 26, 2024

True Copy Certification

I, Alina Draghici, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Document date: 06/08/2022

Alina Draghici

Signature date: 06/22/2022

State of North Carolina

County of Mecklenburg

Personally appeared before me, Mackenzie B. Stroupe (name of notary), a notary public for this county and state, Alina Draghici (name of person making certification) who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Document date: 06/08/2022

Mackenzie B. Stroupe

Notary Signature

Signature date: 06/22/2022

My commission Expires: 10-19-2026

Notary Seal (if on paper)

MACKENZIE B STROUPE
Notary Public
Rowan
County
My Comm. Exp.
10-19-2026
NORTH CAROLINA