Karen Johnson Davidson County
Batch# 892222 DEEDWARR
07/21/2022 01:55:30 PM 5 pgs
Fees: $28.00 Taxes: $1,668.70
20220721-0083714

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

Send tax bills to:
FKH SFR L, L.P., a Delaware Limited Partnership
1850 Parkway Place, Suite 900
Marietta, GA 30067

Name and address of new owner:
FKH SFR L, L.P., a Delaware Limited Partnership
1850 Parkway Place, Suite 900
Marietta, GA 30067

Map parcel number: 053-14-0A-023-00

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,

Opendoor Property Trust I, a Delaware Statutory Trust,

the Grantor herein, have this day bargained and sold, and do hereby transfer and convey unto the said,

FKH SFR L, L.P., a Delaware Limited Partnership,

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 19th day of July, 2022, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Opendoor Property Trust I, a Delaware Statutory Trust
By: Opendoor Labs Inc., a Delaware corporation, as Trust Manager

Name: Kylie Ottney
Title: Auth Signer

STATE OF AZ

COUNTY OF Maricopa

Personally appeared before me, Becca Sharp, a Notary Public in and for said County and State, Kylie Ottney, Auth Signer of Opendoor, which whom I am personally acquainted, and who acknowledged that such person executed the within instrument for the purposes therein contained, and who further acknowledged that such person is the Attorney in Fact of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 19th day of July, 2022

Becca Sharp

Notary Public

Printed Name: Becca Sharp

My Commission Expires: Aug. 23, 2025

BECCA SHARP
Notary Public, State of Arizona
Maricopa County
Commission # 612679
My Commission Expires
August 23, 2025

EXHIBIT A
Legal Description

MORE COMMONLY KNOWN AS: 1629 Comanche Run, Madison, TN 37115

TAX PARCEL ID/APN (For informational purposes only): 053-14-0A-023-00

Situated in Davidson County, Tennessee, being Lot 23, of the Woods at Neeley's Bend, Phase I, as of record in Book 9700, Page 928, and Second Revision in Book 9700, Page 997, and Instrument Number 20000828-0084438, Registers Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete description of said lot.

Being the same property conveyed to LaToya F. Boyd by Special Warranty deed from Fannie Mae A/K/A Federal National Mortgage Association organized and existing under the laws of the United States of America of record in Instrument No. 20120601-0047482 Register's Office for Davidson County, Tennessee, dated April 04, 2012 and recorded on June 01, 2012. (Value of consideration shown in aforementioned deed $123,000.00.).

AFFIDAVIT OF VALUE

STATE OF GEORGIA)

COUNTY OF COBB)

The actual consideration (or value, whichever is greater) for this transfer is $ 451,000.00

Kayla Smith
AFFIANT

Subscribed and sworn to before me, this 19th day of July, 2022.

Rebecca Chesser
NOTARY PUBLIC
My Commission Expires:
11/9/24

STATE OF GEORGIA NOTARY PUBLIC
REBECCA CHESSER
Cobb County
My Commission Expires
November 9, 2024

Property address:

1629 Comanche Run, Madison, TN 37115

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 07/19/2022 (date of document).

Kayla Short

Affiant Signature

07/19/2022

Date

State of Georgia

County of Guinnett

Sworn to and subscribed before me this 19th day of July, 2022,

Notary's Signature

My Commission Expires: 10/26/24

Notary's Seal (if on paper)

