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

Karen Johnson Davidson County
Batch# 935993 DEEDWARR
10/31/2022 02:17:30 PM 5 pgs
Fees: $28.00 Taxes: $832.50
20221031-0117453

Send tax bills to:
Nolan W Bang a/k/a Nolan Worthem Bang
681 Mercer Drive
Hermitage, TN 37076

Name and address of new owner:
Nolan W Bang a/k/a Nolan Worthem Bang
681 Mercer Drive
Hermitage, TN 37076

Map parcel number: 07511012300

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 J LLC, a Delaware Limited Liability Company,

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

Nolan W Bang a/k/a Nolan Worthem Bang, a single man

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 28th day of October, 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 J LLC, a Delaware limited liability company

By: Opendoor Labs Inc., as an authorized person

By: _____

Name: Sarah Payne

Title: Auth Signer

STATE OF AZ

COUNTY OF Maricopa

Personally appeared before me, Kylie Celeste Ottney, a Notary Public in and for said County and State, Sarah Payne, 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 28th day of October, 2022

_____

Notary Public

Printed Name: Kylie Celeste Ottney

My Commission Expires: Feb 11 2025

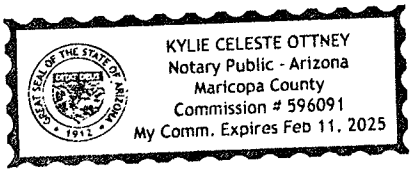


EXHIBIT A

Legal Description

STREET ADDRESS: 681 Mercer Drive, Hermitage, TN 37076

COUNTY: Davidson

CLIENT CODE: 489794

TAX PARCEL ID/APN: 07511012300

Land in Davidson County, Tennessee, being Lot No. 79A on the Plan of Zone Lot Division of Lot Nos. 1, 2, 3 and 74 through 82, Meadows of Tulip Grove, Section One, of record in Plat Book 6250, Page 304, a revision of Plat Book 5200, Page 612, amended by Book 6231, Page 154, 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 Opendoor Property J LLC, a Delaware limited liability company, by Warranty Deed from Haley J. Pinson, joined by her husband James Matthew Pinson, who acquired title as Haley Pieczara, a single woman, dated August 31, 2022 and recorded September 1, 2022, as Instrument No. 20220901-0098589, in the Register's Office of Davidson County, Tennessee.

Said property being the same property conveyed by from to , recorded , at Instrument No. , of the Real Property Records of Davidson County, Tennessee.

AFFIDAVIT OF VALUE

STATE OF GEORGIA)

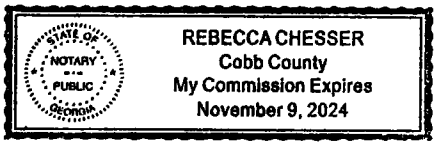
COUNTY OF COBB)

The actual consideration (or value, whichever is greater) for this transfer is $225,000.00

Kayla Smith
AFFIANT

Subscribed and sworn to before me, this 31st day of October, 20 22.

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



Property address:
681 Mercer Drive, Hermitage, TN 37076

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 October 28, 2022 (date of document).

Kayla Short
Affiant Signature

10/31/2022
Date

State of Georgia
County of Guinnett

Sworn to and subscribed before me this 31st day of October, 2022,

Notary's Signature

My Commission Expires: 10/26/24

Notary's Seal (if on paper)

