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# 1114064 DEEDWARR
03/22/2024 01:08:30 PM 5 pgs
Fees: $28.00 Taxes: $526.14
20240322-0020110

Send tax bills to:
OPENDOOR PROPERTY TRUST I, a Delaware statutory trust
410 N Scottsdale Rd, Ste 1600
Tempe, AZ 85288

Name and address of new owner:
OPENDOOR PROPERTY TRUST I, a Delaware statutory trust
410 N Scottsdale Rd Ste 1600
Tempe, AZ 85288

Map parcel number: 043100A07500CO

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,

Steven Hughes and Kaylene Hughes fka Kaylene Meek, husband and wife,

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

OPENDOOR PROPERTY TRUST I, a Delaware statutory trust,

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 21st day of March, 20 24, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Steven Hughes

Steven Hughes

Kaylene Hughes

Kaylene Hughes fka Kaylene Meek

STATE OF Virginia

COUNTY OF Chesapeake

On this 21st day of March, 20 24, before me personally appeared Steven Hughes and Kaylene Hughes fka Kaylene Meek, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person (or person's) free act and deed.

Brenda Turner

Notary Public

Printed Name: Brenda Turner

Commission Expires:

10/31/2025

COMMONWEALTH OF VIRGINIA · N · ELECTRONIC NOTARY PUBLIC ·

Brenda Turner

REGISTRATION NUMBER
7920382
COMMISSION EXPIRES
October 31, 2025

Notarized remotely online using communication technology via Proof.

EXHIBIT A
Legal Description

MORE COMMONLY KNOWN AS: 555 North Dupont Avenue, Unit C50, Madison, TN 37115

TAX PARCEL ID/APN (For informational purposes only): 043100A07500CO

Certain real property situated in Davidson County, Tennessee, and described as follows, to-wit:

Being Unit No. C-311 on the plan of Madison Park Condominiums according to the Master Deed of Record in Book 5462, page 614, corrected in Book 5608, page 551, and corrected by Book 8014, page 416, amended in Book 10895, Page 319, Instrument No. 20150114-0004067, Instrument No. 20150324-0025057, Instrument No. 20150813-0081221, Instrument No. 20170327-0029689, Instrument No, 20170714-0071135 and Instrument No. 20180426-0039523, Register's Office for Davidson County, Tennessee, which Plat is record in Plat Book 5200, Page 179-182, said Register's Office, to which record reference is hereby made for a more particular description.

Being the same property conveyed to Steven Hughes and Kaylene Meek, husband and wife by Warranty Deed from Angelica E. Moreno, unmarried of record in Instrument No. 20181008-0099680 Register's Office for Davidson County, Tennessee, dated October 4, 2018 and recorded on October 8, 2018.

VALUATION AFFIDAVIT

I, hereby swear or affirm that to the best of my knowledge, information, and belief, the actual consideration for this transfer or the value of the property transferred, whichever is greater is $ 142,200.00 which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary audit.

Signature of Affiant

STATE OF GA

COUNTY OF Gwinnett

Sworn to before me this 21st day of March, 2024.

Notary Public
My Commission Expires:

CYNTHIA VAN CAMPEN
Gwinnett County
My Commission Expires
October 26, 2024

Property Address: 555 North Dupont Avenue, Unit C50 Madison, TN 37115

CERTIFICATION REQUIRED BY TCA 66-24-101(D)

I, Robynn Miller, 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 March 21, 2024 (date of document).

Robynn Miller

Affiant Signature

March 21, 2024

Date

State of GA

County of Gwinnett

Sworn to and subscribed before me this 21st day of March, 2024,

Notary's Signature

My Commission Expires: 10/26/24

Notary's Seal (if on paper)

STATE OF GEORGIA NOTARY PUBLIC

CYNTHIA VAN CAMPEN
Gwinnett County
My Commission Expires
October 26, 2024