Prepared By & Return To:
Tennessee Title Services LLC-Brentwood
7000 Executive Center Dr 290
Brentwood, TN 37027
OD-25-56

STATE OF TENNESSEE
COUNTY OF Williamson

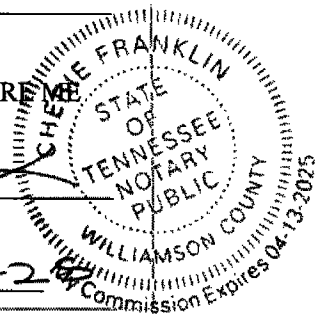
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $316,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 4th day of February, 2025

Notary Public

Commission Expires: 4-13-27



Karen Johnson Davidson County
Batch# 1235667 DEEDWARR
02/10/2025 08:58:30 AM 4 pgs
Fees: $23.00 Taxes: $1,169.20
20250210-0009725

Address of New Owner	Send Tax Bills To:	Map & Parcel
Carson Daniel Bruce and Hollie Bruce 220 Westfield Drive Nashville, TN 37221	UWM PO Box 11733 Newark, NJ 07101	128-13-0A-220-00-CO

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 Trust I, a Delaware statutory trust

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Hollie Bruce and Carson Daniel Bruce, wife and husband, as joint tenants with rights of survivorship

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 condominium apartment in Davidson County, Tennessee, being Unit No. 220 of Westfield Condominiums created under Title 66, Section 27-101, and seq. as amended, Tennessee Code Annotated, and as established by a Master Deed, of record in Book 6678, Page 771, and amended in Book 6736, Page 110, Book 6801, Page 962, Book 6831, Page 982 and Book 7271, Page 256, Register's Office for Davidson County, Tennessee, together

with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in Exhibit "C" of said Master Deed. Reference is hereby made to the Site Plan of Westfield Condominiums set forth as Exhibit "D" of said Amendment to the Master Deed of record in Book 6831, Page 982, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description.

Being the same property conveyed to Shannon C. Vick, single woman, by Warranty Deed from Mozhdeh Hemyari, unmarried, of record in Instrument No. 20160120-0005963, Register's Office for Davidson County, Tennessee, dated January 15, 2016 and recorded on January 20, 2016.

Being the same property conveyed to Opendoor Property Trust I, a Delaware statutory trust, by Warranty Deed from Shannon C. Vick, a single woman, of record in Instrument No. 20241015-0079815, Register's Office for Davidson County, Tennessee, dated October 12, 2024 and recorded on October 15, 2024.

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: 220 Westfield Drive, Nashville, TN 37221

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 31 day of ~~February~~ January, 2025. MH

OPENDOOR PROPERTY Trust I, a Delaware statutory trust
By: Opendoor Labs Inc., as Trust Manager

By: _____

Name: Chelsey Roberts
Title: Authorized Signatory

STATE OF AZ

COUNTY OF Maricopa

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Chelsey Roberts, 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 signor for Opendoor Labs Inc., as the certified Trust Manager for Opendoor Property Trust I, and that he/she is authorized by Opendoor Property Trust I to execute this instrument on its behalf as such per authorized signor policy.

Witness my hand and official seal this 31 day of ~~February~~ Jan, 2025.

MARIAH HOWELL
Notary Public - Arizona
Maricopa County
Commission # 651802
My Comm. Expires Aug 1, 2027

_____
Notary Public at Large
My commission expires: _____

(Notary Seal)

True Copy Certification

I, Yvette Meldrum, 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 February 4, 2025.

Signature
February 4, 2025
State of Tennessee
County of Williamson,
Sworn to and subscribed before me this February 4, 2025

Notary's Signature

My Commission Expires: 4-13-25

CHERIE FRANKLIN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 04-13-2025