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

This instrument prepared by:
MATTHEW KNABLE TN Bar No. 034587
o/b/o BC LAW FIRM, P.A.
P.O. BOX 52773
KNOXVILLE, TN 37950

Karen Johnson Davidson County
Batch# 1242228 DEEDWARR
02/28/2025 02:28:30 PM 5 pgs
Fees: $28.00 Taxes: $1,185.85
20250228-0015163

Recordation Requested By/Return to:
OS NATIONAL
3097 SATELLITE BLVD, STE 600, BUILDING 700
DULUTH, GA 30096
File No. 567747

NO REPRESENTATION BY PREPARER AS TO ANY MATTERS OF TITLE OR LEGAL DESCRIPTION/SURVEY

Map parcel number: 034070A08400CO

WARRANTY DEED

This Deed executed this 26th day of February 20 25, for good consideration of **Three Hundred Twenty Thousand Five Hundred and 00/100 Dollars ($320,500.00)**, I (We) **PAMELA ANN MCALLISTER, UNMARRIED** whose mailing address is 311 Harbor Village Drive, Madison, TN 37115, hereby bargain, deed, and convey to **OPENDOOR PROPERTY TRUST I, A DELAWARE STATUTORY TRUST** whose mailing address is 410 N SCOTTSDALE RD, STE 1600, TEMPE, AZ 85288, the following described land in DAVIDSON County, to wit:

Land in Davidson County, Tennessee, being Unit No. 66, Town Homes Property Line Exhibit of Harbor Village, Phase IV, Revision 1, a Horizontal Property Regime, as shown on Exhibit C to Declaration of Covenants, Conditions and Restrictions of record in Instrument No. 20030611-0080857 and amended in Instrument No. 20030723-0102986 and Instrument No. 2005012-00007505 in the Register's Office in Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Pamela A. McAllister, an unmarried woman and Chinita A. Marlin, an unmarried woman, as joint tenants with right of survivorship by Warranty Deed from Newmark Homes, LP of record in Instrument No. 20051201-0144641 Register's Office for Davidson County, Tennessee, dated November 21, 2005 and recorded on December 01, 2005.

Being the same property conveyed to Chinita A. Marlin, an unmarried person by Quitclaim Deed from Pamela A. Mcallister, an unmarried person of record in Instrument No. 20140721-0064323 Register's Office for Davidson County, Tennessee, dated July 11, 2014 and recorded on July 21, 2014.

Being the same property conveyed to Pamela Ann McAllister, individually, all of the interest of Chinita Ann Marlin by Executrix's Quitclaim Deed from Pamela Ann McAllister, Executrix of record in Instrument No. 20230109-0001552 Register's Office for Davidson County, Tennessee, dated November 16, 2022 and recorded on January 09, 2023.

Chinita Ann Marlin died December 25, 2021

APN: 034070A08400CO
Property Address: 311 HARBOR VILLAGE DRIVE, MADISON, TN 37115
This instrument was prepared without the benefit of a title examination.

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.

Grantor, for itself and its heirs, hereby covenants with Grantee, its heirs, and assigns, that Grantor is lawfully seized in fee simple of the above-described premises; that it has a good right to convey; that the premises are free from all encumbrances except those of record; that Grantor and its heirs, and all persons acquiring any interest in the property granted, through or for Grantor, will, on demand of Grantee, or its heirs or assigns, and at the expense of Grantee, its heirs or assigns, execute and instrument necessary for the further assurance of the title to the premises that may be reasonably required; and that Grantor and its heirs and assigns will forever warrant and defend all of the property so granted to Grantee, its heirs and assigns, against every person lawfully claiming the same or any part thereof.

[REMAINDER OF PAGE LEFT BLANK INTENTIONALLY]

WITNESS the hands and seal of said Grantors this 26th day of February, 2025.

Pamela Ann McAllister

PAMELA ANN MCALLISTER

STATE OF Florida)
) SS.
COUNTY OF Duval)

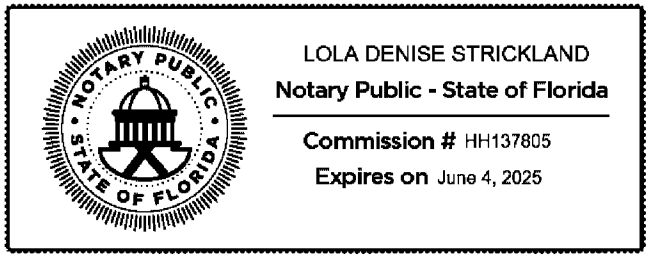
On this 26th day of February, 2025, before me personally appeared **PAMELA ANN MCALLISTER,** to me known to be the person(s) described in and who executed the foregoing instrument and acknowledge that he/she (they) executed the same for the purposes therein contained as his/her (their) free act and deed.

(Seal)

Lola Denise Strickland

Lola Denise Strickland
Notary Public
My Commission Expires: 06/04/2025

Notarized remotely online using communication technology via Proof.



Provided TN DRIVER LICENSE

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 $ 320,500.00 which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary audit.

Cynthia Brown

Signature of Affiant - Agent

STATE OF GEORGIA

COUNTY OF Gwinnett

Sworn to before me, this 26th day of February , 20 25 .

NOTARY PUBLIC

My Commission Expires: 04/10/2027

STATE OF GEORGIA NOTARY PUBLIC

LATANYA ROBERTS
Gwinnett County
My Commission Expires
April 10, 2027

Property address: 311 Harbor Village Drive, Madison, TN 37115

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

I, Cyndi Van Campen, 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 2/26/2025 (date of document).

Affiant Signature

2/26/2025
Date

State of GA

County of Gwinnett

Sworn to and subscribed before me this 26th day of February, 20 25,

Notary's Signature

My Commission Expires: 4/10/2027

Notary's Seal (if on paper)

STATE OF GEORGIA NOTARY PUBLIC

LATANYA ROBERTS
Gwinnett County
My Commission Expires
April 10, 2027