Karen Johnson Davidson County
Batch# 1452761 DEEDWARR
07/30/2026 01:07:30 PM 5 pgs
Fees: $28.00 Taxes: $1,295.00
20260730-0070301

Send tax bills to:
OPENDOOR PROPERTY J LLC, A DELAWARE LIMITED LIABILITY COMPANY
1295 W. WASHINGTON ST., STE 115
TEMPE, AZ 85288

Name and address of new owner:
OPENDOOR PROPERTY J LLC, A DELAWARE LIMITED LIABILITY COMPANY
1295 W. WASHINGTON ST., STE 115
TEMPE, AZ 85288

This instrument prepared by:
REGINALD HARRION TN Bar No. 040700
o/b/o BC LAW FIRM, P.A.
1803 S. KANNER HWY
STUART, FL 34994

Recordation Requested By/Return to:
OS NATIONAL
3097 SATELLITE BLVD, STE 230 BUILDING 700
DULUTH, GA 30096
File No. 628185

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

Map parcel number: 151-01-0A-064-00

WARRANTY DEED

This Deed executed this 29 day of JULY 2026, for good consideration of **Three Hundred Fifty Thousand and 00/100 Dollars ($350,000.00)**, I (We) **TAWFIQ AL-NASSAR AND KAOUTAR ALAMI** whose mailing address is 151 BLUE DIAMOND DRIVE, SMYRNA, TN 37167, hereby bargain, deed, and convey to **OPENDOOR PROPERTY J LLC, A DELAWARE LIMITED LIABILITY COMPANY** whose mailing address is 1295 W. WASHINGTON ST., STE 115, TEMPE, AZ 85288, the following described land in DAVIDSON County, Tennessee, to wit:

Being Lot No. 64, Chatham Pointe, as recorded in Book 6900, Pages 444-447, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to TAWFIQ AL-NASSAR AND KAOUTAR ALAMI, by Warranty Deed from GARY MARTIN FEE, of record in Instrument No. 20131029-0112116, Register's Office for DAVIDSON County, Tennessee dated October 18, 2013 and recorded on October 29, 2013.

APN: 151-01-0A-064-00
Property Address: 3441 BRIDGETON COVE, ANTIOCH, TN 37013
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 29 day of July, 2026.

TAWFIQ AL-NASSAR

KAOUTAR ALAMI

STATE OF TN)
) SS.
COUNTY OF Davidson)

On this 29 day of July, 2026, before me personally appeared **TAWFIQ AL-NASSAR AND KAOUTAR ALAMI** 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)

ALBERT L THOMAS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 11-5-2029

Notary Public
My Commission Expires: 11-5-2029

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 $ 350,000 which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary audit.

C Palladin
Signature of Affiant

STATE OF GEORGIA

COUNTY OF Gwinnett

Sworn to before me, this 29th day of July , 2026.

NOTARY PUBLIC
My Commission Expires: 9.21.29

OFFICIAL SEAL
Alesia Davis
NOTARY PUBLIC-GEORGIA
GWINNETT COUNTY
My Comm. Expires September 21, 2029

Property address:

3441 Bridgeton Cove, Antioch, TN 37013 (Davidson)

Tennessee Certification of Electronic Document

I, Chloe Palladino, 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 07/29/26 (date of document).

CPalladino
Affiant Signature

07/29/26
Date

State of Georgia

County of Gwinnett

Sworn to and subscribed before me this 29th day of July, 2026.

Notary's Signature

MY COMMISSION EXPIRES: 9.21.29

NOTARY'S SEAL

