Karen Johnson Davidson County
Batch# 1467740 DEEDWARR
09/03/2026 10:44:30 AM 5 pgs
Fees: $28.00 Taxes: $1,247.64
20260903-0081724

Send tax bills to:
OPENDOOR PROPERTY TRUST I, A DELAWARE STATUTORY TRUST
1295 W WASHINGTON ST, STE 115
TEMPE, AZ 85288

Name and address of new owner:
OPENDOOR PROPERTY TRUST I, A DELAWARE STATUTORY TRUST
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. 627494

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

Map parcel number: 165-09-0A-021-00

WARRANTY DEED

This Deed executed this **31st** day of **August** 20**26**, for good consideration of **Three Hundred Thirty-Seven Thousand Two Hundred and 00/100 Dollars ($337,200.00)**, I (We) **JEFFREY S. LAMPLEY AND WIFE ALISHA M. LAMPLEY whose mailing address is 2136 Pineglen Court, Antioch, TN 37013**, hereby bargain, deed, and convey to **OPENDOOR PROPERTY TRUST I, A DELAWARE STATUTORY TRUST** whose mailing address is 1295 W WASHINGTON ST, STE 115, TEMPE, AZ 85288, the following described land in DAVIDSON County, Tennessee, to wit:

Situated in the County of Davidson, State of Tennessee:

Land in Davidson County, Tennessee, being Lot No. 81 on the Plan of Lakewood Village, Section One, of record in Plat Book 9700, Page 555, and Boundary Plat of record in Book 9700, Page 464 Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a complete and accurate description thereof.

Being the same Property conveyed from ALISHA M. JENKINS AND JEFFREY S. LAMPLEY, to JEFFREY S. LAMPLEY AND WIFE ALISHA M. LAMPLEY, of record in Instrument No. 20020919-0114213, Recorded on 09/19/2002, in the Register's Office for DAVIDSON County Records.

Being the same Property conveyed from Fischer & Ford Group, LLC to Alisha M. Jenkins and Jeffrey S. Lampley, both unmarried, recorded in Instrument No. 200007110088713 on 7/11/2000, in the Register's Office for DAVIDSON County Records.

APN: 165-09-0A-021-00
Property Address: 804 THOMAS BAY COURT, 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 31st day of August, 20 26.

Jeffrey S. Lampley
JEFFREY S. LAMPLEY

Alisha M. Lampley
ALISHA M. LAMPLEY

STATE OF Virginia)
) SS.
COUNTY OF Loudoun)

On this 31st day of August, 20 26, before me personally appeared **JEFFREY S. LAMPLEY AND ALISHA M. LAMPLEY** 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)

COMMONWEALTH OF VIRGINIA · ELECTRONIC NOTARY PUBLIC · N

Gloria Asare

REGISTRATION NUMBER
7901547
COMMISSION EXPIRES
December 31, 2028

Electronic Notary Public

Notary Public Gloria Asare
My Commission Expires: 12/31/2028

Reg #: 7901547

Notarized remotely online using communication technology via Proof.

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 $ 337,200.00 which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary audit.

L Palladin
Signature of Affiant

STATE OF GEORGIA

COUNTY OF Gwinnett

Sworn to before me, this 31st day of August , 20 26 .

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:

804 Thomas Bay Court, Antioch, TN 37013

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 08/31/2026 (date of document).

C Palladino
Affiant Signature

08/31/2026
Date

State of Georgia
County of Gwinnett

Sworn to and subscribed before me this 31st day of August, 2026.

Notary's Signature

MY COMMISSION EXPIRES: 9.24.29

NOTARY'S SEAL

