Prepared by:
Record and Return to:
Chapman & Rosenthal Title, Inc.
800 Crescent Centre Dr; Suite 140
Franklin, TN 37067

Prepared By & Return To:
Tennessee Title Services LLC-Brentwood
7000 Executive Center Dr.
City Park II - Suite 290
Brentwood, TN 37027
OD-26-4197

Karen Johnson
Batch # 1480247
10/02/2026 09:31:08 AM
Fees: $13.00 Taxes: $769.60

Davidson County
DEEDWARR
2 pgs

20261002-0090925

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $208,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 1st day of October, 2026

Notary Public

Commission Expires: _____

TARA JONES NOTARY PUBLIC STATE OF TENNESSEE COUNTY OF WILLIAMSON My Commission Expires August 26, 2030

Address of New Owner	Send Tax Bills To:	Map & Parcel
Jahanzaib Badar 407 Summit Ridge Place Nashville, TN 37215	Jahanzaib Badar 18216 Harbor Mist Rd., Cornelius, NC 28031	131-05-0B-407.00-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

Jahanzaib Badar, married

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:

Land in Davidson County, Tennessee, Being Unit No. 407 as shown on the Plan of Four Season, a Condominium Development, as set forth in the Master Deed establishing Four Seasons, a Condominium, of record in Book 6841, Page 349, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Shelby Cook, single woman by Warranty Deed from Dustin Pate, single of record in Instrument No. 20201023-0123384 Register's Office for Davidson County, Tennessee, dated October 19, 2020 and recorded on October 23, 2020.

Being the same property conveyed to Opendoor Property Trust I, a Delaware statutory trust by Warranty Deed from Shelby Webb, a married woman of record in Instrument No. 20260709-0062080 Register's Office for Davidson County, Tennessee, dated July 08, 2026 and recorded on July 09, 2026.

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: 407 Summit Ridge Place, Nashville, TN 37215

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 30th day of September 2026.

Opendoor Property Trust I, a Delaware statutory trust
By: Opendoor Labs Inc., as Trust Manager
By: _____
Name: Anissa Cienfuegos-Ruiz
Title : Authorized Signatory

STATE OF Arizona
COUNTY OF Maricopa

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Anissa Cienfuegos-Ruiz 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, at office, this 30th day of September 2026.

_____
Notary Signature
My commission expires: 03/15/2029

NANCY TCHERNESHOFF
Notary Public - Arizona
Maricopa County
Commission # 681613
My Comm. Expires Mar 15, 2029