

2022044287 00208FORSYTH COUNTY NC FEE \$26.00
STATE OF NC REAL ESTATE EXT
\$458.00PRESENTED & RECORDED
09/26/2022 04:03:59 PM**LYNNE JOHNSON**
REGISTER OF DEEDS
BY: ANGELA BOOE, DPTY**BK: RE 3719****PG: 3717 - 3719****NORTH CAROLINA GENERAL WARRANTY DEED**Excise Tax: **\$458.00**Parcel Identifier No. 6846-95-3911.000Title Insurance Company: Carolina Title Company, Inc.Mail/Box to: AH4R Properties Two, LLC, a Delaware limited liability company, 23975 Park Sorrento, 3rd Floor, Calabasas, CA 91302This instrument was prepared by: Hankin & Pack PLLC, 5955 Carnegie Boulevard, Suite 350, Charlotte, NC 28209Brief description for the Index: Lot 32, Silver Chalice, Sec 3THIS DEED made this 26 day of September, 2022 by and between

GRANTOR	GRANTEE
Opendoor Property Trust I, a Delaware Statutory Trust	AH4R Properties Two, LLC, a Delaware limited liability company
<i>Mailing Address:</i> 410 North Scottsdale Road, Suite 1600 Tempe, AZ 85281	<i>Mailing Address:</i> 23975 Park Sorrento, 3rd Floor Calabasas, CA 91302
	<i>Property Address:</i> 3770 Crusade Drive Winston Salem, NC 27101

The designation Grantor and Grantee as used herein shall include said parties, their heirs, successors, and assigns, and shall include singular, plural, masculine, feminine or neuter as required by context.

WITNESSETH, that the Grantor, for a valuable consideration paid by the Grantee, the receipt of which is hereby acknowledged, has and by these presents does grant, bargain, sell and convey unto the Grantee in fee simple, all that certain lot or parcel of land or condominium unit situated in the City of Winston-Salem, Forsyth County, North Carolina and more particularly described as follows:

BEING KNOWN AND DESIGNATED as Lot Number 32, as shown on the plat entitled **SILVER CHALICE, SECTION 3**, as recorded in Plat Book 38, Page 179, in the Office of the Register of Deeds of Forsyth County, North Carolina, reference to which is hereby made for a more particular description.

SAVE AND EXCEPT that certain parcel of land more particularly described as follows: **BEGINNING** at an existing iron pipe, said iron pipe being the northwest corner of Lot 33, Silver Chalice, Section 3 (Plat Book 38, Page 179, Forsyth County Registry); thence with the west line of Lot 33, South 17° 47' 15" East 18.00 feet to an iron; thence North 33° 30' 09" West 18.44 feet to an iron in the southern right-of-way line of Crusade Drive; thence a chord bearing and distance of North 69° 19' East 5.00 feet to an existing iron pipe, the point and place of Beginning, containing 44.94 square feet, according to an unrecorded plat of survey by Daniel W. Donathan, RLS, dated April 9, 1997, revised April 22, 1997, and being a triangular parcel carved from the northeast corner of Lot 32, Silver Chalice, Section 3, Plat Book 38, Page 179, Forsyth County Registry.

The property hereinabove described was acquired by Grantor by instrument recorded in Book 3702 Page 3283-3285.

All or a portion of the property herein conveyed _____ includes or does not include the primary residence of a Grantor.

A map showing the above described property is recorded in Plat Book 38, Page 179.

TO HAVE AND TO HOLD the aforesaid lot or parcel of land and all privileges and appurtenances thereto belonging to the Grantee in fee simple.

And the Grantor covenants with the Grantee, that Grantor is seized of the premises in fee simple, has the right to convey the same in fee simple, that title is marketable and free and clear of all encumbrances, and that Grantor will warrant and defend the title against the lawful claims of all persons whomsoever, other than the following exceptions:

There is excepted from these warranties all easements, conditions, rights of way and restrictions as may appear on public record; and the lien of ad valorem taxes for the current year which taxes have been prorated as to the date of closing between the Grantor and Grantee.

IN WITNESS WHEREOF, the Grantor has duly executed the foregoing as of the day and year first above written.

Opendoor Property Trust I, a Delaware statutory Trust _____ (SEAL)
(Entity Name) Print/Type Name:

Print/Type Name:

By: Opendoor Labs Inc., a Delaware corporation, as Trust Manager

Print/Type Name:

By: [Signature]
Print/Type Name: William Lipsey

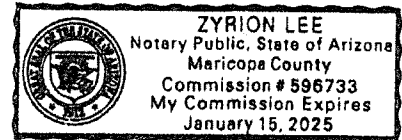
Print/Type Name:

Its: Authorized Signer

State of Arizona
County of Maricopa

(Official/Notarial Seal)

On the 26 day of September, 2022, before me, the undersigned, a Notary Public in and for said State, personally appeared William Lipsey, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that (s)he executed the same in his/her capacity as Authorized Signer of Opendoor Labs Inc., the Trust Manager of Opendoor Property Trust I, and that by his/her signature on the instrument, the person upon behalf of which the individual acted, executed the instrument.



IN WITNESS WHEREOF, I have hereunto set my hand affixed my office seal the day and year in this certificate first above written.

[Signature]

Zyrion Lee Notary Public
Notary's Printed or Typed Name

My Commission Expires:
01-15-2025