

2024025746 00171FORSYTH COUNTY NC FEE \$26.00
STATE OF NC REAL ESTATE EXT
\$320.00PRESENTED & RECORDED
08/01/2024 04:02:54 PMLYNNE JOHNSON
REGISTER OF DEEDS
BY: ANGELA BOOE, DPTY
BK: RE 3819
PG: 2094 - 2096**NORTH CAROLINA GENERAL WARRANTYDEED**Excise Tax: \$320.00Parcel Identifier No. 6827-61-5221.000Title Insurance Company: OS National, LLC - OD DivisionMail/Box to: GranteeThis instrument was prepared by: Hankin & Pack PLLC - NC, 5955 Carnegie Boulevard, Suite 350, Charlotte, NC 28209Brief description for the Index: Lot 603, Aspen Park, Section TwoTHIS DEED made this 21 day of July, 2024 by and between

GRANTOR	GRANTEE
Opendoor Property J, LLC, a Delaware Limited Liability Company	Susan L.. Clerico, an unmarried woman
<i>Mailing Address:</i> 410 North Scottsdale Road, Suite 1600 Tempe, AZ 85288	<i>Mailing Address:</i> 603 Aspen Place Winston-Salem, NC 27106

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:

TRACT NO. ONE: BEING KNOWN AND DESIGNATED as Lot No. 603, as shown on the Plat of Aspen Park, Section Two, as recorded in Condominium Book 1, Pages 70, 71 and 72 and re-recorded in Condominium Book 1, Pages 89, 90 and 91 as referred to in the Declaration of Condominium (hereinafter called "Declaration") recorded in Deed Book 1329, Page 71, on March 13, 1981, in the Office of the Register of Deeds of Forsyth County, North Carolina, reference to which is hereby made for a more particular description.

TRACT NO. TWO: An undivided 8.3333 interest in and to the "Common Areas and Facilities", as referred to in Paragraph 4 of said "Declaration", reference to which is hereby made for a more particular description of "Common Areas and Facilities."

The property hereinabove described was acquired by Grantor by instrument recorded in Book 3809 Page 3208 and re-recorded in Book 3813 at Page 2859 to meet ROD formatting guidelines.

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

A map showing the above described property is recorded in Plat Book I, Page 89, 90 and 91.

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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.

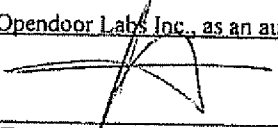
And the Grantor covenants with the Grantee, that Grantor is seized of the premises in fee simple, has the right to convey the same in fee simple, that title is marketable and free and clear of all encumbrances, and that Grantor will warrant and defend the title against the lawful claims of all persons 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 J LLC, a Delaware limited liability company
(Entity Name)

By: Opendoor Labs Inc., as an authorized person



By: _____
Print/Type Name: Cathy Nguyen
Title: Authorized Signer

State of Arizona
County of Maricopa

(Official/Notarial Seal)

On the 31 day of 2024, 2024, before me, the undersigned, a Notary Public in and for said State, personally appeared Cathy Nguyen, 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., as an authorized person for Opendoor Property J LLC, a Delaware limited liability company 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.



Zyrion Lee Notary Public
Notary's Printed or Typed Name



My Commission Expires:
01-15-2025