



OFFICIAL RECORDS OF
PINAL COUNTY RECORDER
VIRGINIA ROSS

RECORDING REQUESTED BY:

Fidelity National Title Agency, Inc.

AND WHEN RECORDED MAIL TO:

Tyler Collum
5315 E Broadway Unit 1073
Mesa, AZ 85206

DATE/TIME: 03/21/2018 1512

FEE: \$17.00

PAGES: 5

FEE NUMBER: 2018-020670



ESCROW NO.: 88015187-088-HS

SPACE ABOVE THIS LINE FOR RECORDER'S USE

WARRANTY DEED

For the consideration of Ten Dollars, and other valuable consideration,
Opendoor Property W1, LLC, a Delaware limited liability company
("Grantor") conveys to

Tyler Collum and Haley M. Collum, Husband and Wife

the following real property situated in Pinal County, Arizona:

See Exhibit A attached hereto and made a part hereof.

SUBJECT TO: Current taxes and other assessments, reservations in patents and all easements, rights of way, encumbrances, liens, covenants, conditions, restrictions, obligations, and liabilities as may appear of record.

Grantor warrants the title against all persons whomsoever, subject to the matters set forth above.

Escrow:
Dated:

Grantor(s):

Opendoor Property W _____ LLC, a
Delaware limited liability company
by Opendoor Property Holdco W LLC, a
Delaware limited liability company, its
sole member
by OD Mezzanine Borrower W LLC, a
Delaware limited liability company, its
sole member
by OpenDoor Labs Inc., a Delaware
corporation, its sole member

Alexis Miner
By: Alexis Miner
Authorized Signer

NOTARY ACKNOWLEDGMENT(S) TO WARRANTY DEED

State of Arizona
County of Maricopa } ss:

The foregoing document was acknowledged before me this 6th day of March, 2018
by Alexis Miner, authorized signer for OpenDoor Labs Inc, a Delaware Corporation
the Sole Member of Opendoor Property-W LLC
a Delaware Limited Liability Company on behalf of the Company



HOLLY M. STAPLEY
Notary Public - Arizona
Maricopa County
Expires 12/31/2018

Holly M. Stapley
Notary Public

My commission expires: 12/31/18

Escrow No.: 88015187-088-HS

EXHIBIT "A"
Legal Description

Lot 108, Parcel G at Skyline Ranch Phase Two, according to the Plat of record in the office of the county recorder of Pinal County, Arizona, record, recorded in Cabinet E, Slide 111.

Wdeed

ESCROW-NO.: 88015187 088 HS

ACCEPTANCE OF COMMUNITY PROPERTY
WITH RIGHT OF SURVIVORSHIP
"DEED"

Tyler Collum, A Married Man as his Sole and Separate Property and Haley M. Collum, Husband and Wife, each being first duly sworn upon oath, deposes and says, THAT I am one of the Grantees named in the deed attached to this Acceptance, dated March 21, 2018, and executed by Opendoor Property W1, LLC, a Delaware limited liability company as Grantors, to Tyler Collum, A Married Man as his Sole and Separate Property and Haley M. Collum, Husband and Wife as Grantees, and which conveys the real property described as:

See Exhibit A attached hereto and made a part hereof.

to the Grantees named in the deed, not as tenants in common, nor as community property, nor as joint tenants with right of survivorship, but as community property with right of survivorship.

Each of us individually and jointly as Grantees assert and affirm that it is our intention to accept this conveyance as community property with right of survivorship and to acquire any interest we may have in the real property under the terms of the Deed as community property with right of survivorship.

Dated: March 21, 2018

GRANTEES:

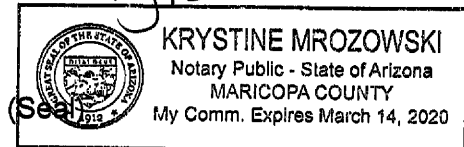
[Signature]
Tyler Collum

[Signature]
Haley M. Collum

NOTARY ACKNOWLEDGMENT(S) TO ACCEPTANCE OF COMMUNITY PROPERTY WITH
RIGHT OF SURVIVORSHIP "DEED"

State of Arizona
County of Maricopa } ss:

The foregoing document was acknowledged before me this 21 day of March 2018
by Tyler Collum and Haley M. Collum


KRYSTINE MROZOWSKI
Notary Public - State of Arizona
MARICOPA COUNTY
My Comm. Expires March 14, 2020

[Signature]
Notary Public

My commission expires: 3/14/2020

Escrow No.: 88015187-088-HS

EXHIBIT "A"
Legal Description

Lot 108, Parcel G at Skyline Ranch Phase Two, according to the Plat of record in the office of the county recorder of Pinal County, Arizona, record, recorded in Cabinet E, Slide 111.

W
O
R
K
S

AFFIDAVIT OF PROPERTY VALUE

1. ASSESSOR'S PARCEL IDENTIFICATION NUMBER(S)

Primary Parcel: 210-78-226
 BOOK MAP PARCEL SPLIT

Does this sale include any parcels that are being split / divided?
 Check one: Yes No

How many parcels, other than the Primary Parcel, are included in this sale? _____

Please list the additional parcels below (attach list if necessary):

(1) _____ (2) _____
 (3) _____ (4) _____

2. SELLER'S NAME AND ADDRESS:

Opendoor Property W1, LLC
405 Howard St. #550
San Francisco, CA 94105

3. (a) BUYER'S NAME AND ADDRESS:

Tyler Collum
5315 E Broadway Unit 1073
Mesa, AZ 85206

(b) Are the Buyer and Seller related? Yes No
 If Yes, state relationship: _____

4. ADDRESS OF PROPERTY:

1210 W. Agrarian Hills Dr.
San Tan Valley, AZ 85143

5. (a) MAIL TAX BILL TO: (Taxes due even if no bill received)

Tyler Collum
1210 W. Agrarian Hills Dr.
San Tan Valley, AZ 85143

(b) Next tax payment due 04/2018

6. PROPERTY TYPE (for Primary Parcel): NOTE: Check Only One Box

- a. Vacant Land
- b. Single Family Residence
- c. Condo or Townhouse
- d. 2-4 Plex
- e. Apartment Building
- f. Commercial or Industrial Use
- g. Agricultural
- h. Mobile or Manufactured Home
 Affixed Not Affixed
- i. Other Use; Specify: _____

7. RESIDENTIAL BUYER'S USE: If you checked b, c, d or h in Item 6 above, please check one of the following:

- a. To be used as a primary residence.
- b. To be rented to someone other than a "qualified family member."
- c. To be used as a non-primary or secondary residence.

See reverse side for definition of a "primary residence, secondary residence" and "family member."

8. If you checked e or f in Item 6 above, indicate the number of units: _____
 For Apartments, Motels / Hotels, Mobile Home / RV Parks, etc.

FOR RECORDER'S USE ONLY

PINAL COUNTY
 DATE/TIME: 03/21/2018 1512
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9. TYPE OF DEED OR INSTRUMENT (Check Only One Box):

- a. Warranty Deed
- b. Special Warranty Deed
- c. Joint Tenancy Deed
- d. Contract or Agreement
- e. Quit Claim Deed
- f. Other: _____

10. SALE PRICE: \$ 204,000.00

11. DATE OF SALE (Numeric Digits): 02 / 2018
 Month / Year

12. DOWN PAYMENT \$ 6120.00

13. METHOD OF FINANCING:

- a. Cash (100% of Sale Price)
- b. Barter or trade
- c. Assumption of existing loan(s)
- d. Seller Loan (Carryback)
- e. New loan(s) from financial institution:
 (1) Conventional
 (2) VA
 (3) FHA
- f. Other financing; Specify: _____

14. PERSONAL PROPERTY (see reverse side for definition):

- (a) Did the Sale Price in Item 10 include Personal Property that impacted the Sale Price by 5 percent or more? Yes No
- (b) If Yes, provide the dollar amount of the Personal Property:

-\$ 00 AND

briefly describe the Personal Property: _____

15. PARTIAL INTEREST: If only a partial ownership interest is being sold, briefly describe the partial interest: _____

16. SOLAR / ENERGY EFFICIENT COMPONENTS:

- (a) Did the Sale price in Item 10 include solar energy devices, energy efficient building components, renewable energy equipment or combined heat and power systems that impacted the Sale Price by 5 percent or more? Yes No
- If Yes, briefly describe the solar / energy efficient components: _____

17. PARTY COMPLETING AFFIDAVIT (Name, Address, Phone Number):

Tyler Collum
1210 W. Agrarian Hills Dr.
San Tan Valley, AZ 85143
 Phone: _____

18. LEGAL DESCRIPTION (attach copy if necessary):

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

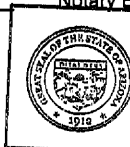
THE UNDERSIGNED BEING DULY SWORN, ON OATH, SAYS THAT THE FOREGOING INFORMATION IS A TRUE AND CORRECT STATEMENT OF THE FACTS PERTAINING TO THE TRANSFER OF THE ABOVE DESCRIBED PROPERTY.

Signature of Seller / Agent _____
 State of AZ, County of Maricopa
 Subscribed and sworn to before me on this 21 day of March 2018
 Notary Public Jessica Rojas
 Notary Expiration Date 11/30/20

Signature of Buyer / Agent _____
 State of Arizona, County of Maricopa
 Subscribed and sworn to before me on this 21 day of March 2018
 Notary Public Krystine Mrozowski
 Notary Expiration Date 3/14/2020



JESSICA ROJAS
 Notary Public - Arizona
 Maricopa County
 Expires 11/30/2020



KRYSTINE MROZOWSKI
 Notary Public - State of Arizona
 MARICOPA COUNTY SFRM0135 (DSI Rev. 05/17/2014)
 My Comm. Expires March 14, 2020

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