

WHEN RECORDED, MAIL TO:  
Opendoor Property Trust I, a Delaware Statutory Trust  
C/O OS National, LLC  
Attn: Bernicia Stewart  
3097 Satellite Blvd, Bldg 700, Ste 400  
Duluth, GA 30096

ENT57830:2022 PG 1 of 4  
**Andrea Allen**  
**Utah County Recorder**  
2022 May 10 03:30 PM FEE 40.00 BY IP  
RECORDED FOR Cottonwood Title Insurance Agency, Inc.  
ELECTRONICALLY RECORDED

MAIL TAX NOTICES TO:  
Opendoor Property Trust I  
410 N. Scottsdale Rd, Ste 1600  
Tempe, AZ, 85281



File No.: 157710-DWP

## WARRANTY DEED

Luke Edward Giles, a married man, and Courtney Mae Giles, a married woman, and Tim Giles, a married man, and Laura Giles, a married woman

**GRANTOR(S)** of Saratoga Springs, State of Utah, hereby Conveys and Warrants to

Opendoor Property Trust I, a Delaware Statutory Trust dated February 8, 2019

**GRANTEE(S)** of Tempe, State of Arizona

for the sum of Ten and no/100 (\$10.00) DOLLARS and other good and valuable consideration, the following described tract of land in **Utah County**, State of Utah:

Unit 204, in Building J, contained within PLAT "F-2", QUAILHILL AT MT. SARATOGA CONDOMINIUM, as the same is identified in the Plat filed in the office of the Utah County Recorder, Utah, on November 12, 2019 as Entry No. 117927:2019 and in the declaration recorded June 6, 2019 as Entry No. 51008:2019 (as said declaration may have been subsequently restated, amended and/or supplemented).

TOGETHER WITH the undivided ownership interest in and to the Common Areas and Facilities defined under said declaration.

**TAX ID NO.:** 50-107-0204 (for reference purposes only)

**SUBJECT TO:** Property taxes for the year 2022 and thereafter; covenants, conditions, restrictions, reservations and easements of record; and all applicable zoning laws and ordinances.

*[Signature on following page]*



Dated this 10th day of May, 2022.

**Luke Edward Giles**  
Signed on 2022/05/10 12:50:28 -8:00

Luke Edward Giles

**Courtney Mae Giles**  
Signed on 2022/05/10 12:50:28 -8:00

Courtney Mae Giles

**Timothy Joseph Giles**  
Signed on 2022/05/10 12:50:28 -8:00

Tim Giles

**Laura Ann Giles**  
Signed on 2022/05/10 12:50:28 -8:00

Laura Giles

5A1610F8-7A96-4353-8C47-D20C4ACC6964 --- 2022/05/06 07:29:44 -8:00 --- Remote Notary

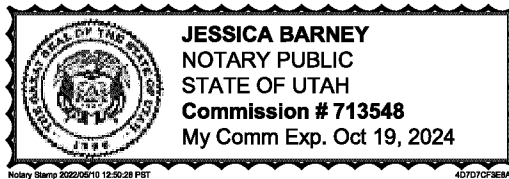


STATE OF UTAH

COUNTY OF DAVIS

On this 10th day of May, 2022, before me, personally appeared Luke Edward Giles, proved on the basis of satisfactory evidence to be the person whose name is subscribed to this document, and acknowledged before me that he/she/they executed the same.

*Jessica Barney*  
Signed on 2022/05/10 12:50:28 PST  
Notary Public



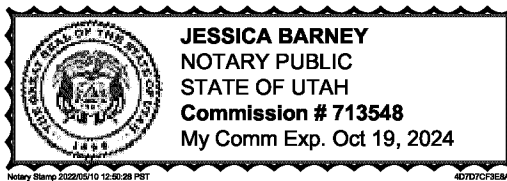
STATE OF UTAH

Notarial act performed by audio-visual communication

COUNTY OF DAVIS

On this 10th day of May, 2022, before me, personally appeared Courtney Mae Giles, proved on the basis of satisfactory evidence to be the person whose name is subscribed to this document, and acknowledged before me that he/she/they executed the same.

*Jessica Barney*  
Signed on 2022/05/10 12:50:28 PST  
Notary Public



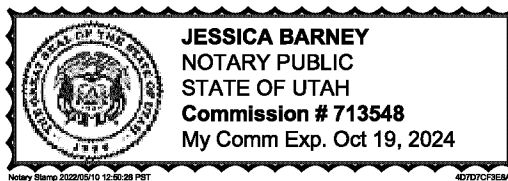
STATE OF UTAH

Notarial act performed by audio-visual communication

COUNTY OF DAVIS

On this 10th day of May, 2022, before me, personally appeared Tim Giles, proved on the basis of satisfactory evidence to be the person whose name is subscribed to this document, and acknowledged before me that he/she/they executed the same.

*Jessica Barney*  
Signed on 2022/05/10 12:50:28 PST  
Notary Public



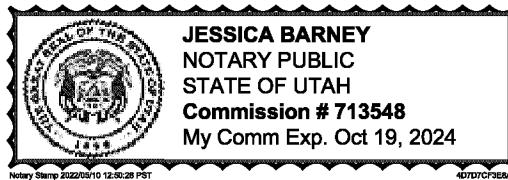
STATE OF UTAH

Notarial act performed by audio-visual communication

COUNTY OF DAVIS

On this 10th day of May, 2022, before me, personally appeared Laura Giles, proved on the basis of satisfactory evidence to be the person whose name is subscribed to this document, and acknowledged before me that he/she/they executed the same.

*Jessica Barney*  
Signed on 2022/05/10 12:50:28 PST  
Notary Public



Notarial act performed by audio-visual communication

5A1610F8-7A96-4353-8C47-D20C4ACC6964 — 2022/05/06 07:29:44 -8:00 — Remote Notary





### Warranty Deed.pdf

DocVerify ID: 5A1610F8-7A96-4353-8C47-D20C4ACC6964  
 Created: May 06, 2022 07:29:44 -8:00  
 Pages: 3  
 Remote Notary: Yes / State: UT

This document is a DocVerify VeriVaulted protected version of the document named above. It was created by a notary or on the behalf of a notary, and it is also a DocVerify E-Sign document, which means this document was created for the purposes of Electronic Signatures and/or Electronic Notary. Tampered or altered documents can be easily verified and validated with the DocVerify veriCheck system. This remote online notarization involved the use of communication technology.

Go to [www.docverify.com](http://www.docverify.com) at any time to verify or validate the authenticity and integrity of this or any other DocVerify VeriVaulted document.

### E-Signature Summary

**E-Signature 1: Luke Edward Giles (LG)**

May 10, 2022 12:50:28 -8:00 [B0C8A5E7530F] [136.175.96.150]  
 luke.giles333@gmail.com (Principal) (ID Verified)

**E-Signature 2: Courtney Mae Giles (CMG)**

May 10, 2022 12:50:28 -8:00 [842D38CA0635] [136.175.96.150]  
 courtneyreall0212@gmail.com (Principal) (ID Verified)

**E-Signature 3: Laura Ann Giles (LG)**

May 10, 2022 12:50:28 -8:00 [C3888FCD136A] [205.118.120.181]  
 baldkids90@gmail.com (Principal)

**E-Signature 4: Timothy Joseph Giles (TG)**

May 10, 2022 12:50:28 -8:00 [05278FE173B7] [139.60.66.18]  
 timjgiles@yahoo.com (Principal) (ID Verified)

**E-Signature Notary: Jessica Barney (jbarney)**

May 10, 2022 12:50:28 -8:00 [4D7D7CF3E8A4] [69.27.10.6]  
 jbarney@cottonwoodtitle.com

I, Jessica Barney, did witness the participants named above electronically sign this document.

