

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

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



File No.: 160864-DWP

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## WARRANTY DEED

Russell Watters, a married man

**GRANTOR(S)** of Springville, 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:

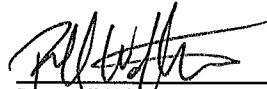
**SEE EXHIBIT A ATTACHED HERETO**

**TAX ID NO.:** 26-034-0152 (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]*

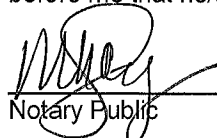
Dated this 15th day of August, 2022.

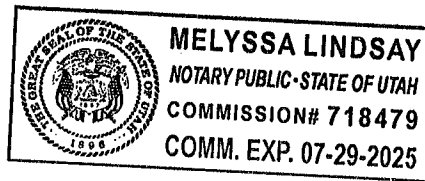
  
\_\_\_\_\_  
Russell Watters

STATE OF UTAH

COUNTY OF DAVIS *Utah*

On this 15th day of August, 2022, before me, personally appeared Russell Watters, 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.

  
\_\_\_\_\_  
Notary Public



**EXHIBIT A**  
**Legal Description**

Beginning at the Northwest fence property corner, which point is South 517.06 feet and West 1092.13 feet (Based upon the Utah State Plane Coordinate System, Central Zone, Bearing of Section Lines) from the Northeast corner of Section 4, Township 8 South, Range 3 East, Salt Lake Base and Meridian; thence North 89°49' East along an old boundary fence line between the Walton Property and the Reese Family Property, 71.24 feet to the Walton Northeast fence property corner; thence South 01°02' East along a fence line of long standing, and said fence line extended, 105.5 feet to the North line of Swenson Avenue, Springville, Utah; thence South 89°49' West along the North line of said Swenson Avenue, 73.43 feet more or less, to the West fence line extended of said Walton Property; thence along said fence line extended and along said fence line, North 00°09' East 105.5 feet to the point of beginning (which fence line is the same fence of long standing which is described as a boundary fence line between the Walton Property and the Max L. Roundy and Dorothy E. Roundy property in a Boundary Line Agreement recorded as Entry No. 32733-79, in Book 1770, at Page 781 and 782 in the Official Records of the Utah County Recorder.

LESS AND EXCEPTING THEREFROM any portion lying within the bounds of that land more particularly described in that certain Tax Deed recorded July 16, 1986, as Entry No. 22579, in Book 2321, at Page 749, Utah County Recorder's Office, wherein Randall S. Nelsen appears as the Grantee.