



19.00

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2023000227127 3:58 pm 09/18/23

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226.05 226.05 0.00 0.00 12.00 0.00 0.000.000.00 0.00

RECORDING REQUESTED BY:
Chicago Title Company
5 Corporate Park Suite 100
Irvine, CA 92606
(949) 263-6961

MAIL TAX STATEMENTS AND
WHEN RECORDED MAIL TO:
OPENDOOR PROPERTY TRUST I, a Delaware statutory
trust
410 N Scottsdale Rd Ste 1600
Tempe, AZ 85288

Order No.: 58602303902

Escrow No.: CA104003

APN: 935-72-167

SPACE ABOVE THIS LINE IS FOR RECORDER'S USE

GRANT DEED

THE UNDERSIGNED GRANTOR(S) DECLARE(S):

DOCUMENTARY TRANSFER TAX IS \$ 452.10

Computed on full value of property conveyed, or
 Computed on full value less liens and encumbrances remaining at time of
sale.

Unincorporated area City of Garden Grove

For valuable consideration, receipt of which is hereby acknowledged, **Bruce Berrest and Stacy Berrest,
as Trustees of The Bruce and Stacy Berrest Revocable Living Trust, Dated January 9, 2019**

hereby GRANT(S) to **OPENDOOR PROPERTY TRUST I, a Delaware statutory trust**

the real property situated in the County of Orange, State of California, more particularly described as
follows: See Exhibit A Attached

Dated: 09/15/2023

The Bruce and Stacy Berrest Revocable Living Trust, Dated January 9, 2019

By: *Bruce Berrest*
Bruce Berrest, Trustee

By: *Stacy Berrest*
Stacy Berrest, Trustee

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA)
COUNTY OF Orange) ss.

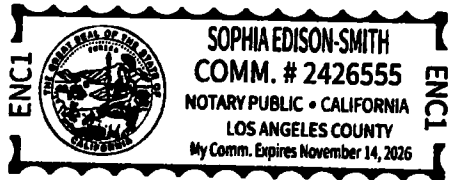
On September 15, 2023 before me, Sophia Edison Smith, Notary Public, personally appeared Bruce Berrest & Stacy Berrest

who proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature *Sophia Edison Smith* Notary Public



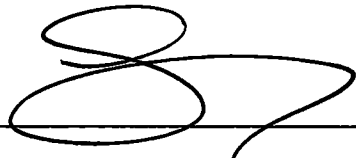
I certify under penalty of perjury and the laws of the State of California that the illegible portion of this document to which this statement is attached reads as follows:

Stacy Berrest, Trustee

PLACE OF EXECUTION: IRVINE, CALIFORNIA

DATE: September 18, 2023

BY:

A handwritten signature in black ink, consisting of several loops and a long horizontal stroke, positioned above a solid horizontal line.

Sooner Mendez, Chicago Title Company

EXHIBIT A

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE CITY OF GARDEN GROVE, COUNTY OF ORANGE, STATE OF CALIFORNIA AND IS DESCRIBED AS FOLLOWS:

A CONDOMINIUM COMPRISED OF:

PARCEL 1:

UNIT NO. 102 AS SHOWN AND DESCRIBED ON THAT CERTAIN CONDOMINIUM PLAN RECORDED ON SEPTEMBER 30, 1988 AS INSTRUMENT NO. 88-501691, OFFICIAL RECORDS IN THE CITY OF GARDEN GROVE, COUNTY OF . ORANGE , STATE OF CALIFORNIA (THE "PLAN").

PARCEL 2:

AN UNDIVIDED ONE-TWENTY-SECOND (1/22ND) INTEREST AS A TENANT IN COMMON IN AND TO PARCEL 1 OF THAT CERTAIN LOT LINE ADJUSTMENT LLA 6-88 RECORDED ON SEPTEMBER 15, 1988 AS INSTRUMENT NO. 88-464502, OFFICIAL RECORDS OF ORANGE COUNTY, CALIFORNIA.

EXCEPT THEREFROM UNITS 96 THROUGH 117 AS SHOWN AND DESCRIBED ON THE PLAN.

EXCEPTING THEREFROM; ALL OIL, OIL RIGHTS, NATURAL GAS RIGHTS, MINERAL RIGHTS, AND OTHER HYDROCARBON SUBSTANCES BY WHATEVER NAME KNOWN, TOGETHER WITH APPURTENANT RIGHTS THERETO, WITHOUT, HOWEVER, ANY RIGHT TO ENTER UPON THE SURFACE OF SAID LAND NOR ANY PORTION OF THE SUBSURFACE LYING ABOVE A DEPTH OF 500 FEET, AS EXCEPTED OR RESERVED IN INSTRUMENTS OF RECORD.

PARCEL 3:

THE EXCLUSIVE AND NON-SEVERABLE RIGHT TO THE USE OF AN EXCLUSIVE USE COMMON AREA GARAGE (G-102), PATIO (P-102), WHERE APPLICABLE, APPURTENANT TO THE ABOVE UNIT DESCRIBED IN PARCEL 1, AS SHOWN AND DEFINED ON THE PLAN.

PARCEL 4:

EASEMENTS FOR INGRESS, EGRESS AND RECREATIONAL RIGHTS OVER THE COMMON AREA ON ALL OTHER LOTS IN SAID TRACT NO. 11866.

More commonly known as - Street Address: 12371 Rock Springs Court, Garden Grove, CA 92843