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20220652893



Pages:
0004

Recorded/Filed in Official Records
Recorder's Office, Los Angeles County,
California

06/22/22 AT 08:00AM

FEES:	28.00
TAXES:	3,948.00
OTHER:	0.00
<hr/> PAID:	<hr/> 3,976.00



LEADSHEET



202206220110017

00022478519



013490019

SEQ:
01

SECURE - 8:00AM



THIS FORM IS NOT TO BE DUPLICATED

58702200997

RECORDING REQUESTED BY:
Chicago Title Company

When Recorded Mail Document
and Tax Statement To:
Melany Abril Sanchez Robledo
7815 Simpson Avenue
Los Angeles, CA 91605

SPACE ABOVE THIS LINE FOR RECORDER'S USE

Escrow Order No.: 58702200997

APN/Parcel ID(s): 2310-025-022

GRANT DEED

The undersigned grantor(s) declare(s)

- This transfer is exempt from the documentary transfer tax.
- The documentary transfer tax is \$775.50 and City Tax is \$3,172.50 and is computed on:
 - the full value of the interest or property conveyed.
 - the full value less the liens or encumbrances remaining thereon at the time of sale.

The property is located in the City of Los Angeles.

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, Opendoor Property Trust I, a Delaware Statutory Trust

hereby GRANT(S) to Melany Abril Sanchez Robledo, a single woman and Kristen Michelle Sanchez-Robledo, a married woman as her sole and separate property as joint tenants

the following described real property in the City of Los Angeles, County of Los Angeles, State of California:

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

PROPERTY COMMONLY KNOWN AS: 7815 Simpson Avenue, Los Angeles, CA 91605, Area of North Hollywood

MAIL TAX STATEMENTS AS DIRECTED ABOVE

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MAIL TAX STATEMENTS AS DIRECTED ABOVE

GRANT DEED

(Continued)

Dated: June 16, 2022

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

OPENDOOR PROPERTY TRUST I, A DELAWARE STATUTORY TRUST

BY: [Signature] By: Opendoor Labs Inc.
Amy Rodd, authorized signer as Trust manager

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 Arizona
County of Maricopa

On June 16, 2022 before me, Zyrion Lee, Notary Public (insert name and title of the officer) personally appeared Amy Rodd of Opendoor, 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 Arizona that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Signature [Signature]

(Seal)

EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): 2310-025-022

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

LOT 22 OF TRACT NO. 14480, IN THE CITY OF LOS ANGELES, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 334, PAGES 32 AND 33 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.