This document prepared by (and after recording return to):
Name: Quasimodo, LLC
Firm/Company:
Address: c/o 1474-A West 84 Street
Address 2:
City, State, Zip: Hialeah, Florida 33014
Phone: 305-823-1401

BILL GARRETT, Davidson County
Trans:T20090056532 DEEDWARR
Recvd: 08/18/09 16:01 4 pgs
Fees:22.00 Taxes:0.00
20090818-0077821

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WARRANTY DEED
(Individual to LLC)

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS ($10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, Mene S. Osman, an Individual, ☐ married ☒ unmarried, hereinafter referred to as "Grantor", has this day bargained and sold, and by these presents does hereby transfer and convey unto Quasimodo, LLC, a Florida Limited liability company, ~~an Individual, ☐ married ☐ unmarried~~, hereinafter "Grantee", the following lands and property, together with all improvements located thereon, lying in the County of Davidson, State of Tennessee, to-wit:

Describe Property of State "SEE DESCRIPTION ATTACHED"

LESS AND EXCEPT all oil, gas and minerals, on and under the above described property owned by Grantor, if any, which are reserved by Grantor.

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

TO HAVE AND TO HOLD same unto Grantee, and unto Grantee's heirs and assigns forever, with all appurtenances thereunto belonging.

GRANTOR does for Grantor and Grantor's heirs, personal representatives, executors and assigns forever hereby covenant with GRANTEE that Grantor is lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; that Grantor has a good right to sell and convey the same as aforesaid; and to forever warrant and defend the title to the said lands against all claims whatever.

The source of title in Grantor(s) is by Warranty deed recorded in the office of the Register of Deeds in Book _____, at page _____, Instrument Number _____, of Davidson County, Tennessee. Instrument # 20081121-0114657.

WITNESS Grantor(s) hand(s) this the 22 day of July, 2009.

Grantor

{Type Name} Mene S. Osman

"OFFICIAL SEAL"
J F LYNN
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 8/9/2010

STATE OF ILLINOIS

COUNTY OF JACKSON

On this 22 day of July, 20 09, before me personally appeared Mene S. Osman, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person (or person's) free act and deed.

Notary Public

Printed Name: JOHN LYNN

Commission Expires:

8/9/2010

Grantor(s) Name, Address, phone:

MENE' S. OSMAN
112-B LARSUE LANE
CARBONDALE, IL.
62901

Grantee(s) Name, Address, phone:

QUASIMODO, LLC
1474-A West 84 Street
Hialeah, FL. 33014-3363
305-556-4446

SEND TAX STATEMENTS TO GRANTEE

Maximum principal indebtedness for Tennessee recording tax purposes is $105,000.00
(On amendments or modifications, enter ONLY the amount of INCREASE, if any.)

State of ILLINOIS
County of JACKSON

I/we hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is $160,000, which amount is equal to or greater than that which the property would command at a fair and voluntary sale.

Subscribed and sworn to before me

This 11 day of August, 2009.

"OFFICIAL SEAL"
J F LYNN
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 8/9/2010

Affiant

Mini S. Osman
Type or Print Name

(Seal)

Notary Public

My commission expires:

8/9/2010

JOHN LYNN
Type or Print Name

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS
$ 60 00
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME. THIS
THE 18 DAY OF Aug 2009
Deputy Register

EXHIBIT "A"
LEGAL DESCRIPTION

A certain condominium apartment known as Unit No. 1905 of the Horizontal Property Regime of Viridian Condominium pursuant to Master Deed of record as Instrument No. 20061004-0122833 and Addendum of record in Instrument No. 20061004-0122834, Registers Office for Davidson County, Tennessee, to which referenced is made for a more complete description.