STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual monetary consideration for this is -0-.

AFFIANT

Subscribed and sworn before me this 4th day of January, 2010.

NOTARY PUBLIC
My Commission Expires

MY COMMISSION EXPIRES: SEPTEMBER 25, 2010

BILL GARRETT, Davidson County
Trans:T20100002546 DEEDQC
Recvd: 01/13/10 14:27 2 pgs
Fees:12.00 Taxes:0.00
20100113-0003307

THIS INSTRUMENT PREPARED BY:

David W. McMackin, P. O. Box 58464, Nashville, TN 37205-8464

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NO.
Jeff T. Seat 14838 Old Hickory Boulevard Antioch, TN 37013	Same	071-11-0.253.00

QUITCLAIM DEED

For and in Consideration of commercial purposes (and no monetary consideration), SA, LLC, a Tennessee limited liability company, by these presents does hereby quitclaim all of its interest unto Jeff T. Seat, his heirs and assigns, the following described tract or parcel of land, to wit:

Land in Davidson County, Tennessee, being Lot No. 192 and the northerly 10 feet of Lot No. 191, Plat of the Highland Land Co.'s Subdivision of record in Book 421, page 14, Register's Office for said County, and further described according to a mortgage loan inspection made by Campbell Surveying Co., Inc., License No. 665, dated April 16, 1991, as follows:

Said Lot No. 192 and the northerly part of Lot No. 191 front together 50.5 feet on the westerly side of Stainback Avenue and run back between parallel lines, 175 feet to an alley in the rear.

Being the same property conveyed to SA, LLC, a Tennessee limited liability company, by warranty deed from Jeff Hale, of record as Instrument No. 20071119-0135148, Register's Office, Davidson County, Tennessee.

This is improved property located at 1432 Stainback Avenue, Nashville, Tennessee 37207.

IN WITNESS WHEREOF, SA, LLC, a Tennessee limited liability company, has set its hand on this 4th day of January, 2010.

SA, LLC

By: _____
Chief Manager

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, D. W. McMACKIN, of the state and county aforesaid, personally appeared Jeff T. Seat, with whom I am personally acquainted (or proved tome on the basis of satisfactory evidence), and who upon oath, acknowledged himself to be the Chief Manager of SA, LLC, the within named bargainor, a Tennessee limited liability company, and that he as such Chief Manager, executed the foregoing instrument for the purpose therein contained, by signing the name of the Tennessee limited liability company by himself as such Chief Manager.

WITNESS my hand and official seal at Nashville, Tennessee, this 4th day of January, 2010.

_____
NOTARY PUBLIC
My Commission Expires: _____

D. W. McMACKIN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

MY COMMISSION EXPIRES:
SEPTEMBER 25, 2010