Prepared By & Return to:
Stonecrest Income and Opportunity Fund I, LLC
4300 Stevens Creek Blvd. #275, San Jose, CA 95129

Without Survey, Without Title Examination, Without Serving as Closing Attorney

Name and Address of Owner:
Stonecrest Income and Opportunity Fund I, LLC
4300 Stevens Creek Blvd. #275, San Jose, CA 95129

Entity Responsible for payment of real property taxes:
Stonecrest Investments, LLC
4300 Stevens Creek Blvd. #275, San Jose, CA 95129

BILL GARRETT, Davidson County
Trans:T20100051952 DEEDQC
Recvd: 08/20/10 14:31 3 pgs
Fees:17.00 Taxes:0.00
20100820-0066122

QUITCLAIM DEED

STATE OF TN

COUNTY OF DAVIDSON

KNOW ALL MEN BY THESE PRESENTS, that **STONCREST INCOME AND OPPORTUNITY FUND I, LLC A DELAWARE LIMITED LIABILITY COMPANY** (herein called GRANTOR), whose mailing address is 4300 Stevens Creek Blvd., #275 San Jose, CA 95129, and

Stonecrest Investments, LLC(herein called GRANTEE), whose mailing address is 4300 Stevens Creek Blvd., #275 San Jose, CA 95129,

Witnesseth, that Grantor, for and in the sum of One Dollar 00/100 DOLLARS ($1.00) the receipt of which is hereby acknowledged, have given, granted, remised, released and forever quitclaimed, unto the Grantee, the following real estate situated in the County of Davidson, State of TN, more particularly described as follows:

See Exhibit A

PERMANENT PARCEL NO: 092-06-0-495

COMMONLY KNOWN AS: **2520 BOOKER ST NASHVILLE , TN**

PRIOR DEED REFRENCE: 9/24/2009 #20090924-0088980

TO HAVE AND TO HOLD the above granted and bargained premises, with the appurtenances thereof, unto the said GRANTEE, its heirs and assigns forever, so that neither the GRANTOR, nor its successors or assigns, nor any other person claiming through or under it, shall or will hereafter claim or demand any right or title to the

premises, or any part thereof, but they and everyone of them shall by these presents be excluded and barred forever.

EXECUTED this July 7, 2010.

Stonecrest Income and Opportunity Fund I, LLC

Jon Freeman, Managing Member

State of California
County of Santa Clara

On July 7, 2010 , before me, Shanna Christenberry, personally appeared Jon Freeman, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which person 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 of Notary Public (notary seal)

SHANNA CHRISTENBERRY
Commission # 1798579
Notary Public - California
Santa Clara County
My Comm. Expires May 19, 2012

CERTIFICATE OF CONSIDERATION

I, or we, hereby swear or affirm to the best of Affiants knowledge, information, and belief, that the actual consideration for the transfer or value of this property transferred is $1.00.

Affiant

State of California
County of Santa Clara

On July 7, 2010 , before me, Shanna Christenberry Notary Public, personally appeared Melissa Morse , who proved to me on this basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which person 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 of Notary Public (notary seal)

SHANNA CHRISTENBERRY
Commission # 1798579
Notary Public - California
Santa Clara County
My Comm. Expires May 19, 2012

EXHIBIT "A"

LOAN #: 697516771
PIN TAX #: 092-06-0-495.00

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 92, on the Plan of Falconer & Ashcrafts Subdivision of Lots 18 and 19, Boyd McNairy Tract, of record in Book 57, Page 121, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to James C. Walker by deed from William S. Looney, of record in Instrument No. 20060309-0027695, Register's Office Davidson County, Tennessee.

Subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.