QUITCLAIM DEED

THIS QUITCLAIM DEED, executed this 1st day of October, 2010, by first party, **H & C Family, LP** whose address is1619 Villa Place, Nashville, TN 37212 to second party, **#1DO Family, LP** whose address is 1619 Villa Place, Nashville, TN 37212.

WITNESSETH, That the said first party, for good and valuable consideration, the receipt whereof is hereby acknowledged, does hereby remise, release and quitclaim unto the said second party forever, all the right, title, interest and claim which the said first party has in and to the following described parcel of land, and improvements and appurtenances thereto in the County of Davidson, State of Tennessee, to wit:

Parcel Tax ID 104-08-0-369.00, known as **1619 Villa Place, Nashville, TN 37212** – legal description on following page. SOURCE of TITLE 20100521-0039475

Send tax bills to: #1DO Family, LP, 1619 Villa Place, Nashville, TN 37212 (New owner)

The actual consideration or true value whichever is greater for this transfer is $0.00.

IN WITNESS WHEREOF, The said first party has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in presence of:

T Stowell, GP
First Party, H & C Family, LP

T Stowell, GP
Second Party, #1DO Family, LP

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS
$ 0
T Stowell, GP
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6 DAY OF October 20 10
Brandi Weiss
Deputy Register

STATE OF TENNESSEE
COUNTY OF DAVIDSON

In Nashville, TN, on the 21st day of May, 2010, before me, a Notary Public in and for the above state and county, personally appeared Timothy Stowell, known to me or proved to be the person named in and who executed the foregoing instrument, and being first duly sworn, such person acknowledged that he executed said instrument for the purposes therein contained as his free and voluntary act and deed.

Tamara C. Respess
NOTARY PUBLIC

My Commission Expires: 17 July 2014

TAMARA C. RESPESS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

BILL GARRETT, Davidson County
Trans: T20100063369 DEEDQC
Recvd: 10/06/10 13:36 2 pgs
Fees: 12.00 Taxes: 0.00
20101006-0080101

This document was prepared by Timothy Stowell, 1619 Villa Place, Nashville, TN 37212

PICK-UP

T.A.I.

Davidson County DEEDWARR
Recvd: 08/31/05 15:12 2 pgs
Fees:13.00 Taxes:830.90
[redacted]
20050831-0104589

40-A

This Instrument Prepared By:
Gibson, Gregory & Gwyn, PLLC
201 Fourth Avenue, N. Suite 1900
Nashville Tennessee 37219

ADDRESS NEW OWNER:

Timothy Stowell
1619 Villa Place
Nashville, TN 37212

SEND TAX BILL:

New Owner

MORTGAGEE:
N/A

MAP AND PARCEL:
Map 104-8
Parcel 369

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the Grantees named herein, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Virginia A. Parker**, unmarried, ("Grantor"), has bargained and sold, and by these presents does transfer and convey unto **Timothy Stowell**, ("Grantee"), his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee (the "Property"), described as follows, to wit:

Land in Davidson County Tennessee, being part of Lot No. 53 on the O. B. Hayes Plan of large Lots called "Rokeby" of record in Book 21, page 87, Register's Office for Davidson County, Tennessee, described as follows:

Beginning on the westerly margin of Villa Place, formerly Villa Street, at a point 60 feet northerly from the south line of said lot; thence with the westerly margin of Villa Place, northerly 55 feet; thence westerly parallel with the south line of said lot, 150 feet more or less, to the easterly margin of a proposed alley; thence with the easterly margin of said proposed alley, southerly 55 feet; thence easterly 150 feet, more or less, to the beginning.

Being the same property conveyed to Virginia A. Parker by deed form Catherine H. Snider of record in Book 9108, page 932, said Register's Office.

This conveyance is made subject to the real estate taxes for the current year, which have been prorated and assumed by Grantee, and such limitations and restrictions and easements as may affect the premises.

This is improved property known as 1619 Villa Place, Nashville, TN 37212.

TO HAVE AND TO HOLD the Property, with the appurtenances, estate, title and interest thereto belonging to Grantee, his heirs, successors and assigns, forever; and Grantor, does covenant with Grantee that she is lawfully seized and possessed of the Property in fee simple, has a good right to convey it, and the same is unencumbered unless otherwise herein set out; and Grantor does further covenant and bind herself, her heirs, assigns and representatives, to warrant and forever defend the title to the Property to Grantee, his heirs, successors and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.