The preparer of this deed makes no representation as to the status of the title of property described or as to the accuracy of its description herein conveyed as it was prepared without benefit of title search or survey but strictly by documents provided by the parties involved.

This instrument prepared by Little & House, PC
109 Westpark Drive
Suite 300
Brentwood, TN 37027

QUITCLAIM DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP/PARCEL NUMBER:
Mark Duke 1000 Natchez Valley Lane Franklin, Tennessee 37064	SAME	172-12-D-10 CO

THIS INDENTURE, made effective December 31st, 2009, between Duke Family, LLC, a Tennessee limited liability company ("Grantor"), and Mark Duke (50%) and Alva Duke (50%), as tenants in common, of Williamson County, Tennessee ("Grantees").

FOR AND IN CONSIDERATION of consideration, the receipt and legal sufficiency of which is hereby acknowledged, the Grantor, by these present does hereby remise, release and forever quitclaim unto the Grantees, all of its right, title and interest in and to the real estate located in Davidson County, Tennessee, described on Exhibit A attached hereto, it being the intention of Grantor that this conveyance shall vest in Grantees, as tenants in common in the real property described herein.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises and all the estate, right, title and interest of the Grantor, with the hereditaments and appurtenances thereto appertaining.

IN WITNESS WHEREOF, Grantor has executed this Quitclaim Deed with the above written effective date.

BILL GARRETT, Davidson County
Trans:T20120026994 DEEDQC
Recvd: 04/13/12 10:13 3 pgs
Fees:17.00 Taxes:0.00
20120413-0031627

GRANTOR

Duke Family, LLC

Its: Chief Manager

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Mark Duke, the Chief Manager of Duke Family, LLC, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Davidson County, Tennessee, this 11th day of April, 2012.

Dawn Solis
NOTARY PUBLIC

My Commission Expires: 6-16-13

DAWN M. SOLIS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TENN.
My Commission Expires JUNE 16, 2013

The undersigned hereby offers this instrument for recording within the meaning of the statutes of the State of Tennessee under Tenn. Code. Ann. Section 67-4-409, and hereby swears and affirms that there is no monetary consideration for this transfer and that the actual consideration for this transfer is $0.00.

AFFIANT

COUNTY OF DAVIDSON)
STATE OF TENNESSEE)

Sworn to and subscribed before me this 12 day of April, 2012.

Diana C. Gilfilen
NOTARY PUBLIC

My Commission Expires: March 3, 2015

DIANA C. GILFILEN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAR 3 2015

EXHIBIT A

Being Unit No. A-10, of Section One, The Town Center Homes at Lenox Village, of record as Instrument No. 20031120-0169460, and as Exhibit "B" of Instrument No. 20031212-0178492, Register's Office for Davidson County, Tennessee, a Tennessee Horizontal Property Act as the same is set out in Section 66-27-101 et seq., of the Tennessee Code Annotated, reference is hereby made for a more complete description of said unit.

Being the same property conveyed to Duke Family, LLC by deed from Mark Duke, of record in Instrument No. 20080709-0070643, Register's Office for Davidson County, Tennessee.

The conveyance of the above-described parcel of land is subject to the following:

1. Matters shown on the plan of record in Instrument No. 20031120-0169460, and as Exhibit "B" to supplemental of record as Instrument No. 20031212-0178492, Register's Office for Davidson County, Tennessee.
2. Charter of the Lenox Village Town Center Association, Inc., of record as Instrument No. 20031016-0153550, Register's Office for Davidson County, Tennessee.
3. Master Deed and Restrictions of record as Instrument No. 20020315-0032825, in said Register's Office and Supplemental Master Deed Restrictions of record as Instrument No. 20021226-0158459, in said Register's Office.
4. Declaration of Charter, Easements, Covenants and Restrictions for the Residential Neighborhood of record as Instrument No. 20020315-0032826 in said Register's Office, and Supplemental Declaration of Charter of record as Instrument No. 20031212-0178492, in said Register's Office.
5. Ingress/Egress Easement reserved in Instrument No. 20010103-0000902, in said Register's Office.
6. Easement for sanitary sewer, water mains and appurtenances of record as Instrument No. 20011129-0130322, in said Register's Office.
7. Storm Water Detention Agreement granted to the Metropolitan Government of Nashville and Davidson County, Tennessee, or record in Book 7361, page 230 and as Instrument No. 20020408-0042676, Register's Office for Davidson County, Tennessee.
8. Charter of Lenox Village Neighborhood Association, Inc., of record as Instrument No. 20020412-0045831, in said Register's Office.
9. Subject to any and all zoning regulations, building restrictions, setback lines, if any, and easements and rights of way for public utilities applicable to this property.

This improved property is known as 7001 Lenox Village Drive, #A-10, Nashville, Tennessee 37211.