Davidson County DEEDQC
Recvd: 06/22/12 08:25 5 pgs
Fees:28.00 Taxes:27.88
20120622-0054697

Drafted by & Return to: Jon Freeman
SIOF I, LLC
4300 Stevens Creek #275, San Jose, CA 95129
Phone: 408-557-0700

Send Tax Statements to: Grantee
US Home Ownership LLC
18585 Monterey Road #140, Morgan Hill, Ca. 95037

QUITCLAIM DEED

Dated: 6/15/2012

STATE OF TN

COUNTY OF Davidson

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

US Home Ownership LLC ,(herein called GRANTEE), whose mailing address is 18585 Monterey Road #140, Morgan Hill, Ca. 95037

For and in the sum of $7536.04 DOLLARS, 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 City of NASHVILLE, County of Davidson, State of TN, more particularly described as follows:

COMMONLY KNOWN AS: **883 CARTER ST NASHVILLE, TN 37206**

PERMANENT PARCEL NO: **082-04-0-219**

See Exhibit A for Full Legal

Being the same property conveyed to Stonecrest Income And Opportunity Fund I, LLC., on: 5/9/2012 #20120509-0040157

EXECUTED this June 15, 2012,

Stonecrest Income And Opportunity Fund I, LLC, a California Limited Liability Company, by Stonecrest Managers Inc., a California Corporation, it Manager

By: Jon Freeman, Managing Member

State of California
County of Santa Clara

On June 21, 2012 , before me, Lena Marie Fletcher Notary Public, 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.

Lena Marie Fletcher (notary seal)
Signature of Notary Public

LENA MARIE FLETCHER
Commission # 1971503
Notary Public - California
Santa Clara County
My Comm. Expires Mar 8, 2016

EXHIBIT A

A PARCEL OF LAND LOCATED IN THE STATE OF TN, COUNTY OF DAVIDSON, WITH A SITUS ADDRESS OF 883 CARTER ST, NASHVILLE TN 37206-3419 C012 CURRENTLY OWNED BY STONECREST INCOME & OPPORTUNIT HAVING A TAX ASSESSOR NUMBER OF 082-04-0-219 AND BEING THE SAME PROPERTY MORE FULLY DESCRIBED AS LOT 98 THORNBY PLACE AND DESCRIBED IN DOCUMENT NUMBER 40157 DATED 02/17/2012 AND RECORDED 05/09/2012.

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:
US Home Ownership, LLC
18585 Monterey Rd. #140
Morgan Hill, CA 95037

I, or we, hereby swear or affirm that the actual consideration for the transfer or value of this property transferred if $7536.04.

Affiant

State of California
County of Santa Clara

On June 21, 2012 , before me, Lena Fletcher Notary Public, personally appeared Jon Freeman, 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.

Lena Marie Fletcher (notary seal)
Signature of Notary Public

LENA MARIE FLETCHER
Commission # 1971503
Notary Public - California
Santa Clara County
My Comm. Expires Mar 8, 2016

True Copy Certification

I, Lena Fletcher, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Lena Fletcher
Signature

State of CA

County of Santa Clara

Personally appeared before me, Shanna Shuper, a notary public for this county and state, Lena Fletcher, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

SHANNA SHUPER
Commission # 1976125
Notary Public - California
Santa Clara County
My Comm. Expires May 19, 2016

Notary's Signature

My Commission Expires: 5/19/16
Notary' Seal (if on paper)