BILL GARRETT, Davidson County
Trans:T20120092739 DEEDQC
Recvd: 12/05/12 08:46 3 pgs
Fees:17.00 Taxes:0.00
20121205-0111717

THIS INSTRUMENT PREPARED BY:
James Franklin Osteen, Jr.
6115 Belle Rive Drive
Brentwood, Tennessee 37207

QUITCLAIM DEED

Addresses New Owner(s) As Follows:	**Send Tax Bills To:**	**Parcel Number ID:**
20th Avenue, LLC Attn: James Franklin Osteen, Jr., Registered Agent 6115 Belle Rive Drive Brentwood, Tennessee 37207	20th Avenue, LLC Attn: James Franklin Osteen, Jr., Registered Agent 6115 Belle Rive Drive Brentwood, Tennessee 37207	1041201066

FOR AND IN CONSIDERATION of ONE DOLLAR ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, pursuant to T.C.A. § 66-1-109, JAMES FRANKLIN OSTEEN, JR. and BETH J. OSTEEN by these presents do hereby quitclaim and convey unto 20th AVENUE, LLC, all of their right, title, and interest in and to the property described on Exhibit A hereto.

The description on Exhibit A hereto is the same as that contained in the prior deed.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

This is improved property known as 2015 20th Avenue South, Nashville, Tennessee.

IN WITNESS WHEREOF, the undersigned has executed this instrument on this 4th day of December, 2012.

James Franklin Osteen Jr.
JAMES FRANKLIN OSTEEN, JR.

Beth J. Osteen
BETH J. OSTEEN

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, JAMES FRANKLIN OSTEEN, JR., the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 4th day of December, 2012.

My Commission Expires:

JEFFREY MOBLEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

MY COMMISSION EXPIRES: March 3, 2015

Notary Public

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, BETH J. OSTEEN, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 4th day of December, 2012.

My Commission Expires:

JEFFREY MOBLEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

MY COMMISSION EXPIRES: March 3, 2015

Notary Public

STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual consideration for this transfer is $0.

Beth J. Osteen
Affiant

Subscribed and sworn to before me
this 4th day of December, 2012.

My Commission Expires:

JEFFREY MOBLEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

MY COMMISSION EXPIRES: March 3, 2015

Notary Public

EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 11 and the South 35 feet of Lot No. 12 on the Revised Plan of George W. Blair's Subdivision of Belmont Heights, of record in Book 332, page 117, Register's Office for said County.

Said Lot and said part of said lot adjoin and front together 135 feet on the west side of 20th Avenue South and run back between parallel lines 143 feet along the north margin of Bernard Avenue to an alley in the rear.

Being the same property conveyed to JAMES FRANKLIN OSTEEN, JR. and BETH J. OSTEEN, by deed of record instrument number 20080430-0044121, Register's Office for Davidson County, Tennessee.