BILL GARRETT, Davidson County
Trans:T20140011532 DEEDQC
Recvd: 02/19/14 09:16 2 pgs
Fees:12.00 Taxes:0.00
20140219-0014086

PREPARED BY AND RETURN TO:
Bryan D. Spicer
Attorney at Law
342 Cool Springs Blvd.
Suite 202
Franklin, TN 37067

This instrument was drafted from information furnished by the parties. No representation or warranty is made by the preparer as to the accuracy of anything set forth herein. The parties have waived performance of a title search, title opinion letter or title insurance by the preparing attorney.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

I, or We, hereby swear or affirm that the actual Consideration for this transfer or value of the Property transferred, whichever is greater is $0.00. Which amount is equal to, or greater than, the amount, which the property transferred, would command at a fair voluntary sale.

Affiant: Holly Summers

Subscribed and sworn before me, this the 18th day of February, 2014.

Notary Public:
My Commission Expires: 1-21-2018

Melanie D. DuRard
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Comm. Expires January 21, 2018

ADDRESS OF NEW OWNER:
Southeastern Development Enterprise LLC
2095 Prescott Way
Spring Hill, TN 37174

SEND TAX BILLS TO:
Same

MAP/PARCEL:
172-03-A-116.00 CO

QUITCLAIM DEED

For and in consideration of One Dollar (1.00), cash in hand paid, the receipt of which is hereby acknowledged, **RUBIN GROUP, LLC, A TENNESSEE LIMITED LIABILITY COMPANY**, (hereinafter referred to as "**GRANTOR**") does quitclaim and convey all of its undivided right, title and interest to the hereinafter described property to **SOUTHEASTERN DEVELOPMENT ENTERPRISE LLC, A TENNESSEE LIMITED LIABILITY COMPANY**, (hereinafter referred to as "**GRANTEE**") its successors and assigns, in and to the following described tract of land:

Land in Davidson County, Tennessee, being Lot 11 on the Final Plat of The Woodlands Subdivision, Phase Four, Section 1B of record in Instrument No. 20070705-0080225 and as revised in Instrument No. 20071108-0131963, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description thereof.

Being a portion of the property conveyed to West End Homes, LLC, by Warranty Deed from The Woodlands at Old Hickory, Inc., dated August 8, 2007, of record in Instrument No. 20070824-0101847, Register's Office for Davidson County, Tennessee. Also being a portion of the property conveyed to Peoples State Bank of Commerce by Quitclaim Deed from West End Homes, LLC, a Tennessee limited liability company, dated September 8, 2008, of record in Instrument No. 20080910-0092593, Register's Office for Davidson County, Tennessee. AND Being a portion of the property conveyed to Rubin Group, LLC, by Special Warranty Deed from Peoples State Bank of Commerce, dated September 14, 2012, of record in Instrument No. 20120927-0087974, Register's Office for Davidson County, Tennessee.

This is improved property commonly known as: 5937 Woodlands Ave., Nashville, TN 37211.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

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

IN WITNESS WHEREOF, this document was executed this 18th day of February, 2014.

RUBIN GROUP, LLC

By: _____

Name: Egor Danylov

Its: Member

STATE OF TENNESSEE
COUNTY OF Williamson

Before me, the undersigned authority, a Notary Public within and for the State and County aforesaid, personally appeared Egor Danylov, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who upon this oath acknowledged himself to be the Member of RUBIN GROUP, LLC, a Tennessee limited liability company, the within named bargainor, and that he as such Member being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of RUBIN GROUP, LLC, a Tennessee limited liability company by Egor Danylov as such Member.

Witness my hand and official in Franklin, Tennessee, this 18th day of February, 2014.

_____
Notary Public

My commission expires: 1-21-2018

Melanie D. DuRard
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Comm. Expires January 21, 2018