BILL GARRETT, Davidson County
Trans:T20140021784 DEEDQC
Recvd: 04/01/14 12:53 2 pgs
Fees:12.00 Taxes:0.00
20140401-0026881

THIS INSTRUMENT PREPARED BY:

Wagon Wheel Title & Escrow, LLC
202 South 11th Street
Nashville, TN 37206
615.650.5100

QUITCLAIM DEED

Address of New Owner(s):	Send Tax Bills to:	Map & Parcel:
Sharpe Partners, LLC 408 Taylor St., Suite 202 Nashville, TN 37208	New Owner	082-08-079.00

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Woodland Street Partners, LLC, a Tennessee Limited Liability Company**, by these presents do hereby quitclaim and convey unto **Sharpe Partners, LLC, a Tennessee Limited Liability Company**, their/its heirs, successors and assigns, all their/its right, title and interest in and to the following described tract of land:

Land in Davidson County, Tennessee, being Lot No. 19 on the Map of Bransford Realty Company's Subdivision of McWhirter Tract and of the Love-McFerrin Tract, of record in Plat Book 421, Page 52, in the Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description of the property.

Being part of the same property conveyed to Elizabeth Breeding, an unmarried woman and Brenda Breeding, an unmarried woman by Deed from Federal National Mortgage Association ("Fannie Mae") by Wilson & Associates PLLC, its duly authorized attorney in fact of record in Instrument No. 20090630-0060896, Register's Office for Davidson County, Tennessee, dated April 21, 2009, recorded June 30, 2009.

Being part of the same property conveyed to Woodland Street Partners, LLC by Deed from Brenda Breeding and Elizabeth Breeding, both unmarried of record in Instrument No. 20120613-0051780, Register's Office for Davidson County, Tennessee, dated June 12, 2012, recorded June 13, 2012.

This is improved property known as 628 N. 9th St. Nashville, TN 37206.

IN WITNESS WHEREOF, the undersigned(s) has/have executed this Quitclaim Deed on this 1 day of April, 2014.

Woodland Street Partners, LLC, a Tennessee Limited Liability Company

By: _____
Name: Zachary K. Thomas
Title: Member

By: _____
Name: Brett M. Diaz
Title: Member

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 0
Brandi Jadason, Affiant
Subscribed and sworn before me this the 1 Day of April, 2014.
Abby Deed, Deputy Register

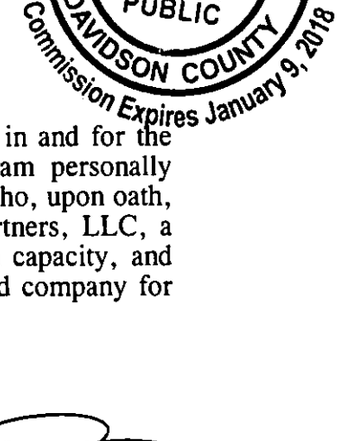
STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Zachary K. Thomas, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself/herself to be a Member of Woodland Street Partners, LLC, a Tennessee Limited Liability Company, and that he/she, acting in such capacity, and authorized so to do, executed the foregoing instrument on behalf of said company for the purposes therein contained.

Witness my hand and seal this 1st day of April, 2014.

Notary Public

My Commission Expires: 1/9/2018



STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Brett M. Diaz, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself/herself to be a Member of Woodland Street Partners, LLC, a Tennessee Limited Liability Company, and that he/she, acting in such capacity, and authorized so to do, executed the foregoing instrument on behalf of said company for the purposes therein contained.

Witness my hand and seal this 1st day of April, 2014.

Notary Public

My Commission Expires:

1/9/2018