Prepared by:
Cain & Associates, PLLC
7105 Crossroads Blvd., Suite 101
Franklin, TN 37067

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $0

Affiant

Subscribed and sworn to before me, this 29th day of May, 2014.

Notary Public
My commission expires: 3-8-16

JONATHAN TRISTON JACOBS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON CO.

THIS INSTRUMENT WAS PREPARED FROM INFORMATION PROVIDED BY THE PARTIES. NO TITLE SEARCH WAS PERFORMED.

Address of New Owner:	Send Tax Bills to:	Tax Information
Maxwell House Development, LLC 1717 Nottingham Place Nashville, TN 37221	New Owner	07214027300

BILL GARRETT, Davidson County
Trans:T20140038241 DEEDQC
Recvd: 06/02/14 11:44 2 pgs
Fees:12.00 Taxes:0.00
20140602-0047169

QUITCLAIM DEED

For and in consideration of the sum of one dollar & no/100 ($1.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **MKK Family LLC, a Tennessee limited liability company**, hereinafter referred to as Grantor(s), has bargained and sold, and does hereby convey, remise, release, and forever quitclaim unto **Maxwell House Development, LLC, a Tennessee limited liability company**, its successors and/or assigns, the Grantors' entire right, title, and interest in and to the real property described as follows:

Being the southerly 150 feet of Lot No. 6 on the plan of George A. Pickup's Subdivision of part of Lot 1 of The Old Cahal Property, not of record, described as follows:

Beginning on the Northerly margin of Cahal Avenue at a point 211 feet East of the Easterly margin of North View Avenue, said point being the corner of lot nos. 5 and 6; thence with the line between two lots Northwardly 150 feet; thence Eastwardly and parallel with the Northerly margin of Cahal Avenue 70 feet to the Northwest corner of Lot 7; thence with the line between Lots 6 and 7, Southwardly 150 feet to the Northerly margin of Cahal Avenue; thence with said Avenue Westwardly 70 feet to the beginning.

Being the same property conveyed to Ten Talents Properties, LLC by Special Warranty Deed from Wells Fargo Bank, N.A., as Trustee For First Franklin Mortgage Loan Trust 2002-FF1 Asset-Backed Certificates, Series 2002-FF1, recorded as Instrument Number 20100817-0064911, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to MKK Family LLC, by Warranty Deed from Ten Talents Properties, LLC, recorded as Instrument Number 20110322-0022385, Register's Office for Davidson County, Tennessee.

This property is improved property known as **1609 Cahal Avenue, Nashville, TN 37221**.

This instrument and the interest released and quitclaimed are subject to limitations, restrictions and encumbrances as may affect the premises.

WITNESS my hand this 29th day of October, 2014.

MKK Family LLC,
a Tennessee limited liability company

By: Mary M. Wester
Mary M. Wester
Its: Sole Member

STATE OF TENNESSEE **COUNTY OF DAVIDSON**

Before me, the undersigned authority, a Notary Public of the State and county mentioned, personally appeared **Mary M. Wester**, 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 the **Sole Member** (or other officer authorized to execute the instrument) of **MKK Family LLC, a Tennessee limited liability company**, the within named bargainor, a Tennessee limited liability company, and that such officer, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the limited liability company as **Sole Member** (or other authorized officer).

Witness my hand, at office, this 29th day of May, 2014.

Notary Public

TREY CAIN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON CO.

My commission expires: 5/30/2017