QUIT CLAIM DEED

BILL GARRETT, Davidson County
Trans:T20140042608 DEEDQC
Recvd: 06/17/14 08:26 3 pgs
Fees:17.00 Taxes:0.00
20140617-0052510

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON **)**

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER FOR THIS TRANSFER IS **$0.00**

Affiant

SWORN TO AND SUBSCRIBED BEFORE ME, THIS 20 DAY OF MAY, 2014

Notary Public

MY COMMISSION EXPIRES: 10-8-17
(AFFIX SEAL)

KAREN MATLOCK
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 10-08-2017

THIS INSTRUMENT WAS PREPARED BY & RETURN TO:
Ernest B. Williams IV, PLLC
Ernest B. Williams, IV, Esquire
P.O. Box 159264
Nashville, Tennessee 37215

ADDRESS NEW OWNER AS FOLLOWS	**SEND TAX BILLS TO:**	**MAP-PARCEL NUMBERS**
M and S Holdings, llc 1511 Sunset Rd. Brentwood, TN 37027	*Same as new owner*	171020B00100CO

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS THE RECEIPT AND SUFFICIENCY OF WHICH IS HEREBY ACKNOWLEDGED, I MOHSEN MALAKOUTI, HEREINAFTER CALLED THE GRANTOR, HAS SOLD, AND BY THESE PRESENTS DO QUITCLAIM AND CONVEY ALL OF GRANTOR'S RIGHT TITLE AND INTEREST UNTO **M AND S HOLDINGS, LLC, A TENNESSEE LIMITED LIABILITY COMPANY** HEREINAFTER CALLED THE GRANTEE, GRANTEE'S HEIRS AND ASSIGNS, A CERTAIN TRACT(S) OR PARCEL(S) OF LAND IN DAVIDSON & WILLIAMSON COUNTIES, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT (the "PROPERTY"):

SEE EXHIBIT A ATTACHED

This is (X) improved ( ) unimproved property, known as 555 Church Street East, Brentwood, Davidson/Williamson County, Tennessee.

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

WITNESS my/our hand(s) this 20 day of May, 2014

Mohsen Malakouti

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

PERSONALLY APPEARED BEFORE ME; the undersigned, a Notary Public in and for said County and State, the within named Mohsen Malakouti, the 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 AND OFFICIAL seal this 20 day of May, 2014.

KAREN MATLOCK
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 10-08-2017

Notary Public
My Commission Expires: 10-8-17

EXHIBIT A
LEGAL DESCRIPTION

Formal Address: 555 Church Street
Brentwood, Davidson/Williamson County, Tennessee

Map/Parcel: 171020B00100CO

Description:

LAND in Davidson and Williamson County, Tennessee, being Unit A, Five Fifties Land Condominium, as established pursuant to Condominium Declarations of Five Fifties Land Condominium as recorded at Instrument Number 20120330-0027201, Register's Office for Davidson County, Tennessee, as amended by instruments recorded at Instrument Numbers 20120402-0027419 and 20120410-0030382, said Register's Office, and also recorded at Book 5550, page 514, Register's Office for Williamson County, Tennessee, as amended by instruments recorded at Book 5550, page 567 and Book 5557, page 697, said Register's Office. The said Unit A is a condominium unit established pursuant to the provisions of the Tennessee Condominium Act of 2008 as the same is set out in Section 66-27-201 et seq. of the Tennessee Code Annotated, and is subject to the provisions and requirements thereof; and is subject to the By-Laws for the administration thereof; also subject to easements, rights and interest in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the condominium and any building thereon; and also including without limitations all conditions, covenants, restrictions, options, burdens, assessments, and other undertakings contained in the Declaration establishing the Condominium of Five Fifties Land Condominiums.

Being a portion of the property conveyed to Mohsen Malakouti, by Warranty Deed dated August 6, 1996, from Marie Jordan Hendrix, Gentry Lee Jordan, Gwendolyn Jordan Owens and Mary Alice Jordan, of record at Book 10147, page 791, Register's Office for Davidson County, Tennessee, and by Warranty Deed dated March 31, 2004, from Kristifer G. Dillehay, of record at Instrument Number 20040412-0040533, Register's Office for Davidson County, Tennessee, and of record at Book 3201, page 526, Register's Office for Williamson County, Tennessee.