Davidson County DEEDQC
Recvd: 07/07/14 13:26 5 pgs
Fees:28.00 Taxes:14.80
20140707-0059465

This Space Reserved for Recording

Prepared by:	Send Tax Bills To:	Grantor:	Grantee:
Kayla McLauchlin National Asset Advisors, LLC 4350 St. Andrews Rd., Ste. G Columbia, SC 29210 803.750.1196	Sergio G. & Miryam S. Yanez 6703 Longview Drive Murphysboro, TN 37129 615.496.3818	Harbour Portfolio VII, LP 8214 Westchester, Suite 635 Dallas TX 75225 803.750.1196	Sergio G. & Miryam S. Yanez 6703 Longview Drive Murphysboro, TN 37129 615.496.3818

Return to: Dawn Tetlak/LRS
5455 Detroit Rd, STE B
Sheffield Village, OH 44054
440-716-1820

QUITCLAIM DEED

434662

This QUITCLAIM DEED executed by first party, Grantor, HARBOUR PORTFOLIO VII, LP, to second part, Grantee, SERGIO G. YANEZ & MIRYAM S. YANEZ, a married couple

WITNESSETH: That the said first party, for the sum of FOUR THOUSAND DOLLARS ($4,000.00) paid by the second party, the receipt of which is hereby acknowledged, does hereby remise, release and quitclaim unto the said second party forever, all the right, title, interest and claim which the said first party has in and to the following described parcel of land, and improvements and appurtenances thereto in the City of Antioch, County of Davidson, State of Tennessee, to wit:

See Exhibit "A"

Notwithstanding anything herein to the contrary, there is, excepted from this conveyance and reserved unto Grantor and its successors and assigns all of the oil, gas and other mineral interests of whatsoever kind or nature in, on, under and that may be produced from the Property not previously conveyed or reserved of record, and all rights pertaining thereto; provided, however, Grantor waives and relinquishes any and all rights to the use of the surface of the land conveyed hereby for exploration, development and/or production of such minerals.

TAX MAP OR PARCEL ID NO.: 149-09-0-109-00

PROPERTY COMMONLY KNOWN AS: 4728 Apollo Drive. Antioch, TN 37013

Prior Deed recorded: 01/14/2013; Instrument # 20130114-0004060

IN WITNESS WHEREOF, Grantor has caused this deed to be executed this, 20th day of June, 2014.

Harbour Portfolio VII, LP

Signature _____
Printed Thomas M. Reaves, Attorney-In-Fact

Witness _____
Printed Lana Sellers

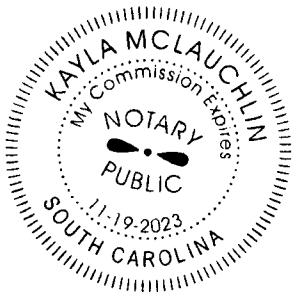
Witness _____
Printed Arlene Edwards

STATE OF SOUTH CAROLINA)
)
COUNTY OF LEXINGTON)

Before me, a Notary Public in and for said County and State, personally appeared Thomas M. Reaves, Attorney-In-Fact for Harbour Portfolio VII, LP, acknowledged the execution of the foregoing Quit Claim Deed and who, having been duly sworn, stated that the representations therein contained are true.

Witness my hand and Notarial Seal this 20th day of June, 2014.

Signature _____
Printed Kayla McLauchlin, a Notary Public for the State of South Carolina
My commission expires: 11/19/2023



I or we, hereby swear or affirm that to the best of affiants knowledge, information, and belief, the actual consideration for this transfer is $4,000.00

Affiant Thomas M. Reaves.,

Subscribed and sworn to before me this the 20th day of June, 2014

Erika M. Knigge Notary

Erika M. Knigge

ERIKA M. KNIGGE
My Commission Expires
NOTARY
PUBLIC
07-19-2021
SOUTH CAROLINA

EXHIBIT "A"
LEGAL DESCRIPTION

All that certain parcel of land situate in the County of Davidson, State of Tennessee, being known and designated as follows: Being Lot Number 42, on the plan of Barclay Square, Section 1, of record in Plat Book 4460, page 141, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description. Being the same property as conveyed from Sheltie Wallace, Successor Trustee to Federal National Mortgage Association, as described in Doc No. 20120510-0040539, Dated 05/08/2012, Recorded 05/10/2012 in DAVIDSON County Records.

True Copy Certification

I, Rae M. Bodonyi, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Rae M. Bodonyi
Signature

State of Ohio

County of Lorain

Dawn Tetlak Formaly Known as Dawn Zacharias

Personally appeared before me, ~~[Name of Notary]~~, a notary public for this county and state, ~~[name of person making certification]~~ Rae M Bodonyi who acknowledges that this certification of an electronic document is true and ~~correct~~ and whose signature I have witnessed.

Dawn Tetlak
Notary's Signature Formaly Known as Dawn Zacharias

My Commission Expires: 1/1/16
Notary' Seal (if on paper)

NOTARY PUBLIC OHIO

DAWN ZACHARIAS
Notary Public - State of Ohio
Recorded in Lorain County
My Commission Expires 1/1/16