This Instrument Prepared By and
After Recording Return To:
David Kleinfelter
Reno & Cavanaugh, PLLC
424 Church Street, Suite 1750
Nashville, TN 37219

BILL GARRETT, Davidson County
Trans:T20140082903 DEEDQC
Recvd: 11/03/14 15:44 4 pgs
Fees:22.00 Taxes:0.00
20141103-0101467

QUITCLAIM DEED

From: LVH, LLC, a Tennessee limited liability company, Grantor

Map and Parcel Number(s):

Portion of 105-070-114.00

To: CORSAIR ARTISAN, LLC, a Tennessee limited liability company, Grantee

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Address New Owner:

Corsair Artisan, LLC
c/o Darek Bell
1200 Clinton St., #110
Nashville, Tennessee 37203

Name and Address of Person or Entity Responsible for Payment of Real Property Taxes:

Corsair Artisan, LLC
c/o Darek Bell
1200 Clinton St., #110
Nashville, Tennessee 37203

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is Zero Dollars ($0.00).

Name: Andrew Webber
Affiant

Sworn to and subscribed before me, this 31st day of October, 2014.

Notary Public

My Commission Expires: [illegible]

REBECCA L. CAREY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires NOV 6 2017

FOR AND IN CONSIDERATION OF the sum of Zero Dollars ($0.00), the receipt and sufficiency of which are hereby acknowledged, LVH, LLC, a Tennessee limited liability

company (the "Grantor"), does hereby quitclaim unto CORSAIR ARTISAN, LLC, a Tennessee limited liability company ("Grantee"), its successors and assigns, all of Grantor's rights, title and interest in and to a certain tract or parcel of land located in Davidson County, State of Tennessee, more particularly described on Exhibit A attached hereto and incorporated herein by this reference (the "Property").

The Property is improved property located at 1236 Martin Street in Nashville, Davidson County, Tennessee.

The Property is conveyed subject to such limitations, restrictions and encumbrances as may affect the Property.

Witness our hands this 31st day of October, 2014.

[SIGNATURE APPEARS ON THE FOLLOWING PAGE]

LVH, LLC, a Tennessee limited liability company

By: _____
Mark Deutschmann, its Chief Manager

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, _____, a Notary Public of said County and State, personally appeared Mark Deutschmann, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Chief Manager of LVH, LLC, the within named bargainor, a Tennessee limited liability company, and that he as such Chief Manager executed the foregoing instrument for the purposes therein contained, by signing the name of the limited liability company by himself as Chief Manager.

Witness my hand and seal, at Office in Nashville, Tennessee, this 31 day of October, 2014.

_____
Notary Public

My Commission Expires: May 5, 2015

JENNIFER L. GARRETT STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires:_____

This Deed has been prepared by Reno & Cavanaugh, PLLC ("R&C") based solely upon information furnished by Grantors and Grantee. R&C has not undertaken to independently verify any statement, fact, description or other matter set forth herein and undertakes no responsibility or liability for the correctness or accuracy of any such statement, fact, description or other matter.

EXHIBIT A

Property Description

Being property situated in the Seventeenth Councilmanic District in Nashville, Davidson County, Tennessee, said property being a portion of the LVH, LLC property as recorded in Instrument #20130930-0102375. Said property being north of Merritt Avenue, south of Gray Street, and east of and immediately adjacent to Martin Street, being more fully described as follows:

Beginning at an iron pin at the southwest corner of said LVH, LLC property, said point being the northwest corner of LVH, LLC, Instrument #20140523-0044927, said point also being in the eastern right-of-way of Martin Street;

Thence with the eastern right-of-way of Martin Street, North 7°13'01" East for a distance of 163.70 feet to a point;

Thence leaving said right-of-way and with a severance line, South 82°47'24" East 8.00 feet to an iron pin;

Thence continuing with the severance line, South 7°13'01" West for a distance of 163.70 feet to an iron pin;

Thence continuing with the severance line, North 82°12'54" West 8.00 feet to the point of beginning, containing 1309 square feet, or 0.03 acres, more or less.

All deed and instrument references are recorded in the Register's Office of Davidson County, Tennessee.

BEING PART OF THE SAME PROPERTY CONVEYED TO LVH, LLC, A TENNESSEE LIMITED LIABILITY COMPANY BY WARRANTY DEED FROM METRO READY MIX CONCRETE, LLC OF RECORD IN INSTRUMENT NO. 20130930-0102375, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.