Prepared by: John Muhich, 4203 Spinnaker cove, Austin, TX 78731	Property Owner and Mail Tax Bills To: John Muhich, 4203 Spinnaker Cove, Austin, TX 78731	Property Address: 2426 Brick Church Pike, Nashville, TN 37207	Tax Parcel No.: 071 02.0 203.00

QUIT CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that **A-A-A Storage I-65 at Trinity, LP a Texas Limited Partnership** ("Grantor"), does hereby quitclaim and convey an undivided **FORTY-SEVEN PERCENT UNDIVIDED INTEREST (47%)** of its right, title and interest to, **JM ASSETS, LP a Nevada limited partnership** ("Grantee"), its successors and assigns, in the following described real estate situated and being in Nashville, Davidson County, State of Tennessee to, wit:

Land in Davidson County, Tennessee, being Lot No. 1 on the Final Plat AAA Storage Subdivision of record
in Instrument No. 200204110045260, said Register's Office of Davidson County, Tennessee, and further described as follows:
Beginning at an iron pin on the westerly margin of Brick Church Pike and the northeastern corner of the Surati property, as of record in Book 11049, page 432, Register's Office for Davidson County, Tennessee and being more particularly described as follows:
(1) Thence along the northern property line of the Surati property, S 75 deg. 11. 56. W, 1319.40 feet to an iron pin;
(2) Thence N 24 deg. 25. 20. W, 196.46 feet to an iron pin;
(3) Thence along the southern property line of the Powell property, N 75 deg. 12. 47. E, 1038.04 feet to an iron pin;
(4) Thence along the western property line of the JM Assets, LP property, S 14 deg. 50. 31. E, 138.45 feet to an iron pin;
(5) Thence along the southern property line of the JM Assets, LP property, N 75 deg. 11. 56. E, 310.61 feet to an iron pin;
(6) Thence along the westerly margin of Brick Church Pike, S 18 deg. 25. 52. E, 55.11 feet to the point of beginning, containing 214,945.38 square feet or 4.93 acres.
Being the same property conveyed to A-A-A Storage I-65 at Trinity, LP, a Texas Limited Partnership, by Deed from John Muhich, Trustee of the J. Muhich Asset Trust, of record in Instrument No. 200106200065306, Register's Office for Davidson County, Tennessee.

The aforesaid real estate being the same real estate conveyed to Grantor by Warranty Deed of record as instrument No. 20010620-0065306 in the Register's Office of Davidson County, Tennessee.

Effective Date" January 01, 2014

[signature page follows]

BILL GARRETT, Davidson County
Trans:T20140083324 DEEDQC
Recvd: 11/04/14 15:20 3 pgs
Fees:17.00 Taxes:0.00
20141104-0101937

[Signature page to Quit Claim Deed]

GRANTOR:

A-A-A Storage I-65 at Trinity, LP
a Texas Limited Partnership
By: A-A-A Storage, LLC – general partner

By: _____

By: John Muhich - president

ACKNOWLEDGMENT

STATE OF TEXAS
COUNTY OF TRAVIS

Before me, a Notary Public of the State and County aforesaid, personally appeared John Muhich, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself (or herself) to be the President of A-A-A Storage, LLC a Texas limited liability company acting in the capacity as General Partner of A-A-A Storage I-65 at Trinity, LP, a Texas limited partnership, and that he, as such President, being duly authorized to do so, executed the foregoing instrument for the purposes therein contained, by signing the name of the company by himself as such President.

WITNESS my hand, at office, this 3rd day of November, 2014.

_____
Notary Public

Notary stamp:

CAROL K. ROBBINS
Notary Public, State of Texas
My Commission Expires
September 24, 2018

AFFIDAVIT OF VALUE

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is **$0.00**, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this 3 day of November, 2014.

Notary Public

Notary stamp:

CAROL K. ROBBINS
Notary Public, State of Texas
My Commission Expires
September 24, 2018