BILL GARRETT, Davidson County
Trans:T20140083327 DEEDQC
Recvd: 11/04/14 15:21 2 pgs
Fees:12.00 Taxes:0.00
20141104-0101938

PREPARED BY AND RETURN TO:
Bryan D. Spicer
Attorney at Law
342 Cool Springs Blvd.
Suite 202
Franklin, TN 37067

This instrument was drafted from information furnished by the parties. No representation or warranty is made by the preparer as to the accuracy of anything set forth herein. The parties have waived performance of a title search, title opinion letter or title insurance by the preparing attorney.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

I, or We, hereby swear or affirm that 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 voluntary sale.

BRYAN D. SPICER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 09-12-2016

Affiant: Coreen Newcomb

Subscribed and sworn before me, this the 31st day of October, 2014.

Notary Public: _____
My Commission Expires:

ADDRESS OF NEW OWNER:
Southeastern Development Enterprise LLC
2095 Prescott Way
Spring Hill, TN 37174

SEND TAX BILLS TO:
Same

MAP/PARCEL:
172-03-A 130.00 CO

QUITCLAIM DEED

For and in consideration of One Dollar (1.00), cash in hand paid, the receipt of which is hereby acknowledged, **RUBIN GROUP, LLC, A TENNESSEE LIMITED LIABILITY COMPANY**, (hereinafter referred to as "**GRANTOR**") does quitclaim and convey all of its undivided right, title and interest to the hereinafter described property to **SOUTHEASTERN DEVELOPMENT ENTERPRISE LLC, A TENNESSEE LIMITED LIABILITY COMPANY**, (hereinafter referred to as "**GRANTEE**") its successors and assigns, in and to the following described tract of land:

Land in Davidson County, Tennessee, being Lot 63 on the Final Plat of The Woodlands Subdivision, Phase 4, Section 1B, as of record in Instrument No. 20070705-0080225, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description thereof.

Being a portion of the same property conveyed to Rubin Group, LLC, by Special Warranty Deed from Peoples State Bank of Commerce, dated September 14, 2012, of record in Instrument No. 20120927-0087974, Register's Office for Davidson County, Tennessee.

This is improved property commonly known as: 1704 Boxwood Drive, Nashville, TN 37211.

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

Said property is conveyed subject to such limitations, restrictions, easements and

encumbrances as may affect the premises.

IN WITNESS WHEREOF, this document was executed this 31st day of October, 2014.

RUBIN GROUP, LLC

By: _____

Name: Egor Danylov

Its: Member

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County aforesaid, personally appeared Egor Danylov, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who upon this oath acknowledged himself to be the Member of RUBIN GROUP, LLC, a Tennessee limited liability company, the within named bargainor, and that he as such Member being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of RUBIN GROUP, LLC, a Tennessee limited liability company by Egor Danylov as such Member.

Witness my hand and official in Franklin, Tennessee, this 31st day of October, 2014.

_____
Notary Public

My commission expires:

