THIS INSTRUMENT PREPARED BY
AND AFTER RECORDING RETURN TO:

Bell & Alexander Title Services, Inc.
8110 Isabella Lane, Ste 200
Brentwood, TN 37027

Address New Owner(s) as follows:

M. Properties, LLC
716 McFerrin Avenue
Nashville, TN 37206

Send Tax Bill to:
1411 Ordway Place
Nashville, TN 37206

Map-Parcel Numbers:
082-08-0-283.00

State of Tennessee
County of Davidson

The Actual Consideration or Value, whichever is greater, for this transfer is $0.00.

Affiant

Subscribed and sworn to before me, this the 30th day of December, 2014.

Notary Public

My Commission Expires:
9-10-2018

BENJAMIN SEAMON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

QUIT CLAIM DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00) IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **BRIANNA MORANT AND HUSBAND, JASON MORANT,** HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER, CONVEY AND QUIT CLAIM UNTO **M. PROPERTIES, LLC,** HEREINAFTER CALLED GRANTEE(S), HIS HEIRS AND ASSIGNS, ALL OF THE GRANTOR'S INTEREST IN A CERTAIN PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTTENANCES THERETO LOCATED IN **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

See attached "Exhibit A".

This improved property is known as 716 McFerrin Avenue, Nashville, TN 37206.

Said property is conveyed also subject to such other limitations, restrictions, and encumbrances as may affect the premises.

THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE STATUS OF TITILE TO THE PROPERTY DESCRIBED HEREIN. THIS DEED HAS BEEN PREPARED SOLELY FROM INFORMATION FURNISHED TO THE PREPARER, WHO MAKES NO REPRESENTATION WHATSOEVER OTHER THAT IT HAS BEEN ACCURATELY TRANSCRIBED FROM THE INFROMATION PROVIDED.

IN WITNESS WHEREOF, the undersigned have executed this instrument this 30th day of December, 2014.

Brianna Morant

Jason Morant

BILL GARRETT, Davidson County
Trans: T20140097462 DEEDQC
Recvd: 12/31/14 10:33 2 pgs
Fees: 12.00 Taxes: 0.00
20141231-0119141

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Brianna Morant and Jason Morant**, the Grantors, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 30th day of December, 2014.

My commission expires: 9-10-2018

Notary Public

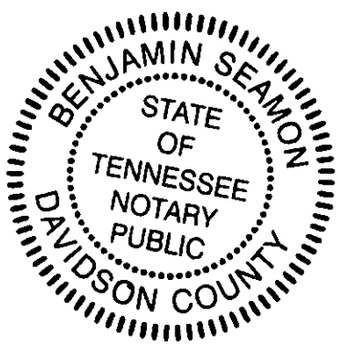


Exhibit A

Land in Davidson County, Tennessee, being Lot No. 9, Plan of J.W. Hart's Addition to East Nashville, as shown on plat of record in Plat Book 57, Page 129, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Brianna Morant and husband, Jason Morant by Warranty Deed from Jacqueline Jefferson, An Unmarried Woman, of record in Instrument No. 20131226-0130099; dated December 24, 2013; said Register's Office for Davidson County, Tennessee.