CERTIFICATE OF AUTHENTICITY

I, Kim Magel, do hereby make oath that I am 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.

Kim Magel

STATE OF TEXAS
COUNTY OF TRAVIS

Personally appeared before me, Nicole Marquis, a notary public for this county and state, Kim Magel, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

5/22/15

My Commission Expires:

NOTARY PUBLIC STATE OF TEXAS
NICOLE MARQUIS
My Commission Expires
March 17, 2019

Davidson County DEEDQC
Recvd: 05/22/15 14:05 4 pgs
Fees:22.00 Taxes:0.00
20150522-0047595

Prepared By:
Seth M. McNamee, Esq.
The McNamee Firm, P.C.
6465 Quail Hollow Rd, Suite 103
Memphis, TN 38120
(901) 758-1051

Return to:
Karen McConnell
Main Street Renewal LLC
8300 N. Mopac Expressway, Suite 200
Austin, TX 78759
(512) 851-8911

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that EPH 2 ASSETS, LLC (herein the "Grantor"), for and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, does hereby bargain, sell, release, remise, quitclaim and convey unto JEFF 1, LLC, (herein the "Grantee") all of its title and interest in and to the following described real estate located in Davidson County, Tennessee:

See Exhibit "A" attached hereto.

The words Grantor and Grantee as used herein shall mean "Grantors" and "Grantees", respectively, if more than one person or entity be referred to, and pronouns shall be construed as having the applicable gender and number according to the context hereof.

This deed was prepared without the benefit of a title search.

IN WITNESS WHEREOF, the Grantor has executed this Quitclaim Deed, or has caused this Quitclaim Deed to be executed by and through its duly authorized representative, this 28th day of May, 2015.

GRANTOR:

EPH 2 ASSETS, LLC

By: Main Street Renewal LLC
Its: Authorized Signor

By: Kim Magel
Kim Magel
Its: Vice President

STATE OF TEXAS
COUNTY OF TRAVIS

BEFORE ME, the undersigned Notary Public in and for the State and County aforesaid, duly commissioned and qualified, personally appeared **Kim Magel**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged upon oath or affirmation that she executed the within instrument for the purposes therein contained, and who further acknowledged upon oath or affirmation that she is the Vice President of **Main Street Renewal LLC**, which is the Authorized Signor of the Grantor, and is authorized by the Grantor to execute this instrument on behalf of the Grantor for the purposes therein contained.

WITNESS my hand and Notarial Seal at office this 20th day of May, 2015.

Notary Public

My commission expires: 11/14/16

LISA GARCIA
Notary Public, State of Texas
My Commission Expires
November 14, 2016

VALUE AFFIDAVIT

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information and belief, the actual consideration for this transfer is Zero Dollars ($0.00).

Affiant

Subscribed and sworn to before me this the 20th day of May, 2015.

Notary Public

My Commission Expires: 11/14/16

LISA GARCIA
Notary Public, State of Texas
My Commission Expires
November 14, 2016

Property Addresses: See Exhibit "A"

Name and Address of Grantee,
and Mail Tax Bills to: JEFF 1, LLC
c/o Main Street Renewal LLC
8300 N. Mopac Expressway, Suite 200
Austin, TX 78759

EXHIBIT "A"

Parcel 1:

Being Lot No. 59, on the Plan of Section 4, MEADOW WOODS, of record at Instrument No. 20010605-0058115 and replat at Instrument No. 20040324-0033105, Register's Office for DAVIDSON County, Tennessee, to which plat reference is hereby made for a complete description.

This real property being all or part of the property conveyed to Grantor by deed of record in Instrument No. 20150430-0038673 in the Register's Office of Davidson County, Tennessee.

Tax Parcel ID Number: 164160A09500CO

Property Address: 1504 Chestnut Oak Drive, Antioch, Tennessee 37013

Parcel 2:

Being Lot No. 74-B, on the Plan of River Trace Estates, Phase I, Section I, as of record in Plat Book 6250, Page 997, Register's Office for DAVIDSON County, Tennessee, to which plat reference is hereby made for a complete description of said lot.

This real property being all or part of the property conveyed to Grantor by deed of record in Instrument No. 20150409-0031191 in the Register's Office of Davidson County, Tennessee.

Tax Parcel ID Number: 062-02-0A-013.00C

Property Address: 2723 River Bend Drive, Nashville, Tennessee 37214

Parcel 3:

Lot 54, Resubdivision of LAKESIDE WOODS ESTATES, Section 2, Lots 54 and 55, as shown on plat of record in Plat Book 6050, Page 318, in the Register's Office, DAVIDSON County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

This real property being all or part of the property conveyed to Grantor by deed of record in Instrument No. 20150417-0034152 in the Register's Office of Davidson County, Tennessee.

Tax Parcel ID Number: 08613000600

Property Address: 3365 Lakeside Place, Hermitage, TN 37076