This instrument prepared by:
Vanessa C. Saenz
Saenz & Maniatis
2874 Elm Hill Pike
Nashville TN 37214
615-366-1211

Send tax bills to:
VSA properties LLC
2874 Elm Hill PIke
Nashville TN 37214

Tax information:
096-16-0B
010.00

Address of new owner:

VSA properties LLC

BILL GARRETT, Davidson County
Trans:T20150104653 DEEDQC
Recvd: 12/11/15 08:48 2 pgs
Fees:12.00 Taxes:0.00
20151211-0124629

State of Tennessee
County of Davidson

MATT MANIATIS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires MAY 3, 2016

The actual consideration for this transfer or value of the property (whichever is greater) is $1.00

Vanessa Saenz
Affiant
subscribed and sworn before me this December 2 day of 2015.

Notary Public

My commission expires 5-3-2016

QUITCLAIM DEED

THIS INDENTURE, made this 2 day of Dec, 2015 between Vanessa Saenz hereinafter referred to as the "Grantor" and VSA properties LLC hereinafter referred to as "Grantee."

WITNESSETH:

Grantor, and for other good and valuable consideration in the sum of $1.00, has released and quit claimed, and does hereby bargain, sell remise, release and quitclaim unto the Grantee, the following described premises, to wit:

Land in Davidson county Tennessee being lot no. 10 on the plan of lake larchwood,

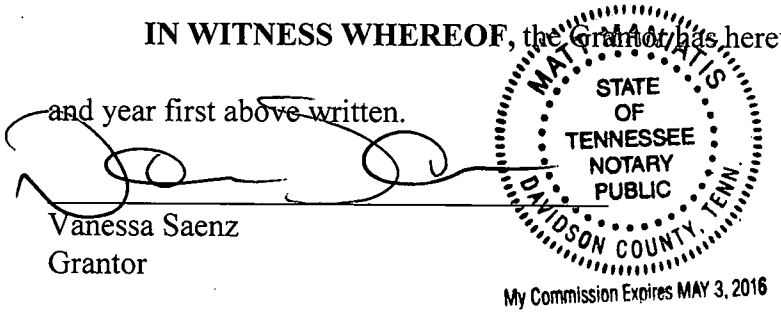
according to the plat of record in instruments no. 20001101-0108145 registers office for said county, Tennessee to which plan reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to Vanessa Saenz by deed from sovereign bank as of record in instrument no. 200160105-0001574 registers office for said county Tennessee.

NOW, THEREFORE, the Grantor does hereby transfer and convey, quitclaim and assign forever, all of his/her rights, title and interest in and to the above describe real property.

FURTHER, the Grantee indemnifies the Grantor from any continuing liability on the above-described real property to include any judgments for deficiency from a foreclosure action.

IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal the day and year first above written.



Vanessa Saenz
Grantor

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a notary public in and for said County and State, the within Grantor, Vanessa Saenz, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she/he executed the within instrument for the purposes therein contained.

NOTARY PUBLIC

December 2, 2015
Date

My commission expires: 5-3-2016