BILL GARRETT, Davidson County
Trans:T20160007237 DEEDQC
Recvd: 01/27/16 15:46 4 pgs
Fees:22.00 Taxes:0.00
20160127-0008011

This document prepared by (and after recording return to):
Name: Douglas M. Kirk
Firm/Company: Cumberland Law Group, LLPC
Address: 73 White Bridge Road
Suite 103-236
City, State, Zip: Nashville, TN 37205
Phone: 615-519-9834

)--------Above This Line Reserved For Official Use Only---------

map-parcel no. 082.16-0-042.00

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS ($10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which are hereby acknowledged, **Village People, L.L.C., a Tennessee limited liability company, the Grantor**, does hereby demise, transfer, convey, release, and forever quitclaim unto **VP Holdings LLC, a Tennessee limited liability company, the Grantee**, its successors and assigns, all of Grantor's right, title and interest in certain real property, together with all improvements located thereon, lying in the County of Davidson, State of Tennessee, which property is more particularly described on **Exhibit A** which is attached hereto and made a part hereof by this reference; subject, however, to the matters set forth on **Exhibit B** which is attached hereto and made a part hereof by this reference.

****

State of Tennessee)
County of Davidson)

The actual consideration or true value, whichever is greater, for this transfer is $10.00.

MDL
Mark Deutschmann

Subscribed and sworn to before me this 26 day of Jan, 2016.

, notary public

print name: Jennifer Garrett

my commission expires: 3-10-2019

JENNIFER L. GARRETT STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

****

[grantor signature and notarization are on the following page]

The date of this instrument is December 31, 2015*. Witness Grantor's hand this 26th of January 2016, on which date Grantor ratifies, affirms and approves this instrument and the conveyance thereby in their entirety.

GRANTOR: VILLAGE PEOPLE, L.L.C.

By: _____

Mark Deutschmann, as its Chief Manager

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On January 26, 2016 personally appeared before me, the undersigned, a Notary Public in and for said County and State, Mark Deutschmann, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he is the Chief Manager of the Grantor, that he is authorized to execute the within instrument on its behalf, and that he executed the within instrument on behalf of the Grantor, for the purposes therein contained.

_____

Notary Public

Print Name: Jennifer Garrett

My Commission Expires:
3-10-2019

JENNIFER L. GARRETT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

SEND TAX STATEMENTS TO GRANTEE

Grantee name, address, phone:

VP HOLDINGS LLC
c/o Village
2206 21st Avenue, South
Nashville, TN 37212

615-383-6964

*TCA §66-5-109

Exhibit A
Property Description

Land in Davidson County, Tennessee, being Lot No. 23 on the Plan of Henry Blood's Addition as of record in Plat Book 21, page 5, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Village People, L.L.C. by quitclaim deed from Mark Deutschmann recorded February 14, 2000 in Instrument no. 20000214-0014812 in the Davidson County Recorder's Office.

This conveyance is made subject to: all matters appearing on the Plan of record in Plat Book 21, page 5, said Register's Office.

This is improved property known as 615 Woodland Street, Nashville, Tennessee 37206

Exhibit B
Exceptions

1. Deed of Trust, Grantor to PRLAP, Inc., as Trustee, fbo Bank of America NA as filed November 28, 2005 and as of record instrument number 20051128-0142953, Register's Office for Davidson County, Tennessee.

2. Deed of Trust, Security Agreement and Assignment of Rents and Profits, from Grantor to Kim A. Brown, as Trustee, fbo Avenue Bank as recorded May 5, 2012 and as of record instrument number 20120525-0045665, Register's Office for Davidson County, Tennessee.

3. Assignment of Rents and Leases, by Grantor to Avenue Bank as recorded May 5, 2012 and as of record instrument number 20120525-0045666, Register's Office for Davidson County, Tennessee.