BILL GARRETT, Davidson County
Trans:T20170005384 DEEDQC
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Fees:27.00 Taxes:0.00
20170119-0006066

This instrument was prepared by:
Nina M. Kumar
Nelson Mullins Riley & Scarborough, LLP
150 Fourth Avenue, North, Suite 1100
Nashville, Tennessee 37219

QUITCLAIM DEED

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP/PARCEL NOS.
206 Properties, LLC 715 Boscobel Street Nashville, Tennessee 37206	[SAME]	08305007200

For and in consideration of the sum of $10.00 cash in hand paid, **PAUL & JANNA ROPER**, Tennessee residents (the "Sellers"), do hereby quitclaim and convey unto **206 PROPERTIES, LLC**, a Tennessee limited liability company (the "Buyer"), all of its right, title and interest in and to that certain tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit A attached hereto and incorporated herein by reference (the "Property").

The Property is conveyed subject to such limitations, restrictions and encumbrances as may affect the Property.

This is improved property located at 1020 Chicamauga Avenue, Nashville, Davidson County, Tennessee 37206.

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

[SIGNATURE PAGE FOLLOWS]

IN WITNESS WHEREOF, the Seller has caused this Deed to be executed as of the 14th day of January, 2017.

Paul Roper

Janna Roper

STATE OF TENNESSEE)
) SS:
COUNTY OF DAVIDSON)

Before me, the undersigned notary of the State and County aforesaid, personally appeared Paul Roper, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, swore to and acknowledged himself to be PAUL ROPER, the within-named bargainor, a Tennessee resident, and that he executed the foregoing instrument for the purpose therein contained.

WITNESS my hand and seal at office in Davidson County, this 18th day of January, 2017.

Notary Signature

Clay Slinkard
Print Notary Name

NOTARY PUBLIC
My Commission Expires: 11/3/2020

CLAY SLINKARD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE)
) SS:
COUNTY OF DAVIDSON)

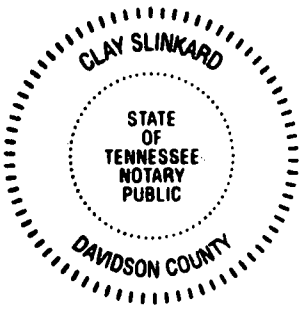
Before me, the undersigned notary of the State and County aforesaid, personally appeared Janna Roper, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, swore to and acknowledged herself to be JANNA ROPER, the within-named bargainor, a Tennessee resident, and that he executed the foregoing instrument for the purpose therein contained.

WITNESS my hand and seal at office in Davidson County, this 18th day of January, 2017.

Clay Slinkard
Notary Signature

Clay Slinkard
Print Notary Name

NOTARY PUBLIC
My Commission Expires: 11/3/2020



STATE OF Tennessee)
COUNTY OF Davidson)

The actual consideration for this transfer is $0.00

Affiant

Subscribed and sworn to before me this the 13th day of January, 201_.

Notary Public

My Commission Expires: 11-3-2020

CLAY SLINKARD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

EXHIBIT A

Real Property Description

Land in Davidson County, Tennessee, being Lot 11, BLOCK E, EASTWOOD ADDITION, DR. E.T. BROWNS RESUBDIVISION OF THE STRATTON AND SEYMOUR AND L.T. BAXTER LANDS, as shown on plat of record in Plat Book 332, Page 63, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Paul Roper and wife, Janna Roper by deed from Matthew E. Morginsky and wife, Sharon R. Morginsky of record in Document Number 20080604-0057276, Register's Office for Davidson County, Tennessee.