Prepared By:
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Karen Johnson Davidson County
Batch# 292048 DEEDQC
09/26/2019 02:59:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20190926-0098170

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that **STS ASSETS 1, 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 **MUPR 3 ASSETS, LLC** (herein the "Grantee") all of its title and interest in and to the following described real estate located in Davidson County, Tennessee:

FOR LEGAL DESCRIPTIONS SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

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 5 day of September, 2019.

GRANTOR:

STS ASSETS 1, LLC
By: Main Street Renewal, LLC
Its: Authorized Signor

By: Karen McConnell
Its: Closing Manager

STATE OF: TEXAS
COUNTY OF: TRAVIS

Before me the undersigned Notary Public of the State and County aforesaid, appeared Karen McConnell, with whom I am personally acquainted, or proved to me to be on the basis of satisfactory proof, and who, upon oath, acknowledged herself to be the Closing Manager for Main Street Renewal, LLC, the Authorized Signor for STS ASSETS 1, LLC, the within named bargainor, and that she as such authorized signatory being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name of the company by herself as an authorized signatory.

WITNESS my hand and seal, at office in Travis County, Texas this 5 day of September, 2019.

Notary Public

My commission expires: 2-13-2022

JESSE BAHUN
Notary ID #131449155
My Commission Expires
February 13, 2022

New Owner Name and Address to: MUPR 3 ASSETS, LLC 5001 Plaza On The Lake #200 Austin, TX 78746 Property Address: 4748 Potomac Lane Brentwood, TN 37027 Mail tax bills to: MUPR 3 ASSETS, LLC 5001 Plaza On The Lake #200 Austin, TX 78746 Parcel I.D. Number: 171-3-A-95.00	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 **$0.00** AFFIANT Subscribed and sworn to before me this 5 day of September, 2019. JESSE BAHUN Notary ID #131449155 My Commission Expires February 13, 2022 NOTARY PUBLIC Commission expires: 2-13-2022

EXHIBIT A

Lot No. 198 on the Plan of Section Four, Fredericksburg, of record in Book 7900, Page 509 and Book 7900, Page 749, in the Register's Office of Davidson County, Tennessee, to which plan reference is hereby made for a more particular description of said property.

BEING the same property conveyed to STS ASSETS 1, LLC by deed recorded 05/07/2019 as Instrument No. 20190507-0042847, in the Register's Office of Davidson County, Tennessee.

I, Karen McConnell, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this a true and correct copy of the original document executed and authenticated according to law.

Karen McConnell

State of Texas
County of Travis

Personally appeared before me, Alyson Chandler, a notary public for the county and state, Karen McConnell, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Public

My Commission Expires: 12/4/2021

ALYSON CHANDLER
Notary ID #131370130
My Commission Expires
December 4, 2021