QUITCLAIM DEED

THIS INSTRUMENT PREPARED BY:		STATE OF TENNESSEE COUNTY OF DAVIDSON
Logos Realty Closing Services, Inc. 301 S Perimeter Park Dr., Ste. 214 Nashville, TN 37211	MAXINE J RUCKER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 11-6-2023	The actual consideration or value, whichever is greater, for this transfer is $ 0-. Affiant Subscribed and sworn to before me, this the 10 day of **January 2020.** Notary Public My commission expires:_____
Karen Johnson Davidson County Batch# 343082 DEEDQC 01/14/2020 03:53:30 PM 3 pgs Fees: $17.00 Taxes: $0.00 20200114-0005158		

Address New Owner:	Send Tax Bill To:	Map-Parcel Numbers
CLS RENTAL PROPERTIES, LLC	**SAME AS NEW OWNER** c/o VELOCITY COMMERCIAL CAPITAL, LLC	081-11-0-151.00
709 S Summerfield Drive **Madison, TN 37115**	P.O. BOX 7089 WESTLAKE VILLAGE, CA 91359-7089	

FOR AND IN CONSIDERATION OF the sum of Zero Dollar ($0.00) and other good and valuable consideration **CLARENCE SUMMEY,** hereinafter called "Grantor", does hereby transfer and convey unto **CLS RENTAL PROPERTIES**, LLC, hereinafter called "Grantee", its successors and assigns, all of their right, title, and interest in and to the following described property in DAVIDSON County, Tennessee:

Land in Davidson County, Tennessee, being Lot(s) 12, as shown on the map entitled Subdivision of Lots 21 and 30, Buena Vista, of record in Book 57, Page 26, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to CLARENCE SUMMEY, by deed from RUTH ELLEN JOHNSON, TRUSTEE OF "TRUST B", of record RUTH ELLEN JOHNSON, TRUSTEE OF "TRUST B" pursuant to the provision of decedent's last will and testament of record in Will Book 217, Page 474, Probate Court for Davidson County, Tennessee, by executor's deed of record in Book 11330, Page 460, dated February 4, 1999, of record in Instrument No. 20151221-0127594, dated December 4, 2015, said Register's Office.

This is improved property known as ***2122 14th Avenue North., Nashville, TN 37208***

Executed by my hand this 10 Day of January 2020.

CLARENCE SUMMEY

MAXINE J RUCKER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 11-6-2023

STATE of Tennessee
COUNTY of Davidson

Personally appeared before me; the undersigned, a Notary Public in and for said County and State, the within named **CLARENCE SUMMEY,** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledge that he executed the within instrument for the purposes therein.

Witness my hand and Official Seal this 10 Day of January 2020

Notary Public

Please return to
Logos Realty Closing Services, Inc.
301 S. Perimeter Park Dr., Suite 214
Nashville, TN 37211

Certificate of Authenticity

I, Jennifer Chandler- Cole 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 is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of TENNESSEE
County of DAVIDSON

Personally appeared before me, Maxine J. Rucker, a notary public for this county and state, Jennifer Chandler- Cole who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires:_____

MAXINE J RUCKER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 11-6-2023

Certificate of Authenticity

I, Jennifer Chandler- Cole 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 is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of TENNESSEE
County of DAVIDSON

Personally appeared before me, Maxine J. Rucker, a notary public for this county and state, Jennifer Chandler- Cole who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires:_____

MAXINE J. RUCKER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires JAN. 6, 2020