Instrument Prepared By:

Susan L. Windsor, Esq.
23901 Calabasas Road, Suite1063
Calabasas, CA 91302

and when recorded, please return this deed and tax statements to:

Schmoop LLC
23407 Windom Street
West Hills, CA 91304

Karen Johnson Davidson County
Batch# 371124 DEEDQC
03/11/2020 01:22:28 PM 3 pgs
Fees: $17.00 Taxes: $0.00

20200311-0027422

For recorder's use only

QUITCLAIM DEED

Parcel Identification Number 150-16-0-A-104.00 CO

KNOW ALL MEN BY THESE PRESENTS THAT:

THIS QUITCLAIM DEED, made and entered into on MARCH 5, 2020, between Kevin S. Gaither and Lainie K. Gaither, Husband and Wife,("Grantor") whose address is 23407 Windom Street, West Hills, County of Los Angeles, State of California, and Schmoop LLC, a Nevada Limited Liability Company, ("Grantee") whose address is 23407 Windom Street, West Hills, County of Los Angeles, State of California

FOR A VALUABLE CONSIDERATION, DOLLARS ($.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Grantor hereby REMISES, RELEASES, AND FOREVER QUITCLAIMS to Grantee, all right, title, interest and claim to the plot, piece or parcel of land, with all the buildings, appurtenances and improvements thereon, if any, in the City of Antioch, County of Davidson, State of Tennessee described as follows:

> LAND in Davidson County, Tennessee, being Lot No. 8 on the Final Plat, Resubdivision of Lots 7 and 8, of Section Three, WINDHAVEN SHORES, of record in Instrument No. 20060519-0058830, Register's Office for Davidson County, Tennessee, to which plat reference is here made for a more detailed description of said lot.
>
> Commonly known as: 3012 Beachmist Way, Antioch, TN 37103

SUBJECT TO all, if any, valid easements, rights of way, covenants, conditions, reservations and restrictions of record.

BEING the same property as shown in the Quitclaim Deed of record as Instrument No.20200122-0008009 and recorded on January 22, 2020 in the Register's Office of the County of Antioch, State of Tennessee.

IN WITNESS WHEREOF, Grantor has executed this Quitclaim Deed on MARCH 5, 2020.

Kevin S. Gaither

Lainie K. Gaither

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA)
) ss.
COUNTY OF LOS ANGELES)

On March 5, 2020, before me, Kellie Woldman, a Notary Public, personally appeared Kevin S. Gaither and Lainie K. Gaither, who provided to me on the basis of satisfactory evidence to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacities, and that by their signatures on the instrument the persons or the entities upon behalf of which the persons acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

KELLIE WOLDMAN
Notary Public - California
Los Angeles County
Commission # 2225811
My Comm. Expires Dec 24, 2021

(Seal)

Notary Public Signature

I/We hereby swear or affirm that the actual consideration for this transfer was $0.00.

Kevin S. Gaither

Lainie K. Gaither

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

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KELLIE WOLDMAN
Notary Public - California
Los Angeles County
Commission # 2225811
My Comm. Expires Dec 24, 2021

Notary Public Signature

(Seal)