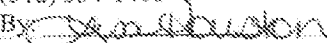


Instrument prepared by: Lisa Houston EH Pooled 114 LP Asset No: 1409005 / 14-1725 1905 Kramer Ln #B700 Austin, TX 78758 (512) 534-1400 By: 	RETURN TO:	Grantee - New property owner and Send tax statements to: Marcus Miller P.O. Box 1563 Inverness, FL 34451
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Parcel/Tax ID No: 21-19S-20E-0020-02420-030.0

SPECIAL/LIMITED WARRANTY DEED

THIS DEED, made this June 2, 2015, by EH Pooled 114 LP, a Texas limited partnership, whose mailing address is 1905 Kramer Ln, Suite B700, Austin, TX 78758, Grantor, who conveys unto Marcus Miller, an unmarried man, whose mailing address is P.O. Box 1563, Inverness, FL 34451, Grantee;

WITNESSETH: That for and in consideration of the sum of Twenty-Five Thousand Five Hundred Fifty and 00/100 (\$25,550.00) Dollars cash in hand paid and other good and valuable consideration, receipt of which is hereby acknowledged, the Grantor does hereby grant, bargain, sell and convey, in fee simple, with Special and/or Limited Warranty of Title, unto the Grantee, the following described lots, tracts or parcels of land in Citrus County, FL:

Property Address: 1018 Columbia Lane, Inverness, FL 34452

See Exhibit "A" attached hereto and made a part hereof.

Source of Title Deed Instrument # 2014046693, Book 2651, Page 387.

Seller makes no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property prior to the date the seller acquired title. This transfer is made but

warrants title only insofar as the acts of the Grantor. Subject to taxes, covenants, conditions, restrictions, easements, reservations and limitations of record, if any.


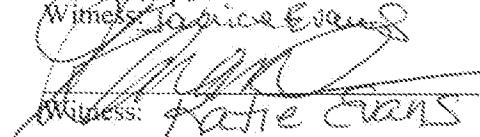
Without limiting the special warranty of title herein contained, grantor and grantee agree that by the conveyance of the property, grantor makes no warranties or representations, oral or written, express or implied, concerning the condition or value of the property herein described, or any improvements related thereto, including, but not limited to, any warranty of safety, habitability, merchantability or fitness for any purpose. Grantee has carefully inspected the property (or has been afforded a reasonable opportunity to do so) and, by the acceptance of this deed, accepts the property "as is" and "where is", with all faults and in its present condition, including, but not limited to, any latent or patent faults or defects, whether above, on, or below ground, and further including all risk or danger (if any) related to electro-magnetic or high voltage fields, exposure to radon, and all other environmental conditions whatsoever. In no event shall grantor be liable to grantee, its successors or assigns in title, for any damages to property or persons, whether direct, indirect or consequential, or any loss of value or economic benefit whatsoever, related to any present or future condition of or affecting the property or improvements, except only as to those matters warranted in grantor's special warranty of title.

TO HAVE AND TO HOLD, the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said grantor, either in law or equity, to the only property use, benefit and behalf of the grantee forever.

And the Grantor hereby covenants with said Grantee that the Grantor is lawfully seized of said land in fee simple; that the Grantor has good, right and lawful authority to sell and convey said land; that the Grantor hereby warrants the title to said land and will defend the same against the lawful claims of all persons whomever and warrants title against all persons claiming under me.

The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Right of tenants in possession.

IN WITNESS WHEREOF, EH Pooled 114 LP, a Texas limited partnership through its duly authorized officer caused this instrument to be signed this June 2, 2015.

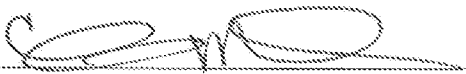

Witness: Janice Evans

Witness: Fate Evans

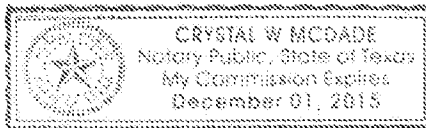
EH Pooled 114 LP
a Texas limited partnership
By: EH GP, LLC, a Texas LLC
Its: General Partner

By: 
Name: Lisa Houston
Title: Closing Specialist

STATE OF TEXAS;
TRAVIS COUNTY:

The foregoing instrument was acknowledged before me on June 2, 2015, by Lisa Houston, being Closing Specialist of EH GP, LLC, a Texas limited liability company being general partner of EH Pooled 114 LP, a Texas limited partnership who is personally known to me, and has sworn to and acknowledged that her signature was her free and voluntary act for the purposes set forth in this instrument.


Notary Public: Crystal W. McDade
My commission expires: 12/01/2015



Tax Parcel No. 21-19S-20E-0020-02420-030.0 Recording Fee _____ Transfer Tax _____

For all taxes, send tax statements to Grantee at: P.O. Box 1563, Inverness, FL 34451

EXHIBIT "A"

LOTS 30 AND 31, BLOCK 242, OF INVERNESS HIGHLANDS SOUTH,
ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 3,
PAGE(S) 51 THROUGH 66, OF THE PUBLIC RECORDS OF CITRUS COUNTY,
FLORIDA