

This instrument prepared by:

Manuel R. Gonzalez, Esq.
Bilzin Sumberg Baena Price & Axelrod LLP
1450 Brickell Avenue, Suite 2300
Miami, Florida 33131

After recording, return to:

RES-FL CLARA, LLC
c/o Rialto Capital Advisors, LLC
790 NW 107th Ave., Suite 400
Miami, FL 33172

QUIT CLAIM DEED

THIS QUIT CLAIM DEED is made as of June 17th, 2015 by RES-FL URBAN BLU, LLC, a Florida limited liability company ("**Grantor**"), whose address is c/o Rialto Capital Advisors, LLC, 790 NW 107th Ave., Suite 400, Miami, FL 33172, in favor of RES-FL CLARA, LLC, a Florida limited liability company ("**Grantee**"), whose address is c/o Rialto Capital Advisors, LLC, 790 NW 107th Ave., Suite 400, Miami, FL 33172.

Grantor, in consideration of \$10.00 and other valuable consideration paid by Grantee, receipt and sufficiency of which is acknowledged, remises, releases and quit-claims to Grantee, Grantee's successors and assigns forever, all the right, title, interest, claim and demand of Grantor in and to the real property legally described on Exhibit "A" ("**Property**").

TO HAVE AND TO HOLD the Property to Grantee, Grantee's heirs, personal representatives, successors and assigns forever.

TOGETHER WITH: (i) any and all improvements on the Property; (ii) all easements, rights of way, privileges, licenses and appurtenances belonging or in any way appertaining to the Property; and (iii) all other rights and benefits belonging to, running with the owner of, or in any way related to, the Property.

SUBJECT TO: all matters of record without intent to reimpose the same.

This is a conveyance made in the regular course of business of Grantor.

IN WITNESS WHEREOF, Grantor has caused these presents to be executed the day and year first above written.

Signed, sealed and delivered in the presence of:


RES-FL URBAN BLU, LLC, a Florida limited liability company

By: Multibank 2009-1 RES-ADC Venture, LLC, a Delaware limited liability company, its sole Member


By: RL RES 2009-1 Investments, LLC, a Delaware limited liability company, its Manager



Signature of Witness

Jason Rosenthal
Printed Name of Witness


Signature of Witness

Oliver O'Donnet
Printed Name of Witness

By: 
Name: Frank Llado
Title: Authorized Signatory

By: 
Name: Jonathan Horowitz
Title: Authorized Signatory

STATE OF FLORIDA)
) SS.
COUNTY OF MIAMI-DADE)

Frank Liano & Jonathan Horowitz, as Authorized Signatories of RL RES 2009-1 Investments, LLC, a Delaware limited liability company, as manager of Multibank 2009-1 RES-ADC Venture, LLC, a Delaware limited liability company, the sole member of **RES-FL URBAN BLU, LLC**, a Florida limited liability company, on behalf of the company. (He/She) is personally known to me or ___ has produced a driver's license as identification.

M Shaffer

Notary Public
Print Name: Michelle Shaffer
Serial No. (if any): _____
My Commission Expires: July 5, 2015

(Affix Notary Seal)



EXHIBIT "A"

LEGAL DESCRIPTION

The parcels of land situated in the County of Bay and State of Florida, more particularly described as follows:

PARCEL A

The South half of the South half of the Northwest quarter of the Southeast quarter of Section 22, Township 3 South, Range 16 West, Bay County, Florida

PARCEL B

The North half of the South half of the Northwest quarter of the Southeast quarter of Section 22, Township 3 South, Range 16 West, Bay County, Florida

PARCEL C

The South half of the North half of the Northwest quarter of the Southeast quarter of Section 22, Township 3 South, Range 16 West, Bay County, Florida

PARCEL D

The North half of the North half of the Northwest quarter of the Southeast quarter of Section 22, Township 3 South, Range 16 West, Bay County, Florida

PARCEL E

The Southwest quarter of the Northeast quarter of Section 22, Township 3 South, Range 16 West, Bay County, Florida