Davidson County	DEEDWARRSP
Recvd: 12/30/11 08:11	7 pgs
Fees:38.00 Taxes:7992.00	
20111230-0101961	

THIS INSTRUMENT WAS PREPARED
BY AND SHOULD BE RETURNED TO:

Christopher P. Tessitore, Esquire
National Retail Properties, Inc.
450 S. Orange Avenue, Suite 900
Orlando, Florida 32801
NCS-517457TN-ORL

Send Tax Notice To: National Retail Properties, LP, Attn: Ms. Ingrid Irvin, 450 S. Orange Avenue, Orlando, Florida 32801

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

THAT AGRP OF NASHVILLE, LLC, a Delaware limited liability company, having a mailing address at 250 Parkway Drive, Suite 270, Lincolnshire, Illinois 60069, hereinafter referred to as **Grantor**, for and in consideration of the sum of TEN AND NO/100 DOLLARS ($10.00) cash, and other good and valuable consideration to Grantor in hand paid by **NATIONAL RETAIL PROPERTIES, LP**, a Delaware limited partnership, whose mailing address is 450 South Orange Avenue, Suite 900, Orlando, Florida 32801, hereinafter referred to as **Grantee**, has GRANTED, SOLD and CONVEYED, and by these presents does GRANT, SELL and CONVEY unto the said Grantee all that certain lot, tract, or parcel of land situated in Davidson County, Tennessee, more particularly described on **Exhibit "A"** attached hereto;

TOGETHER WITH all of the improvements, tenements, hereditaments and appurtenances belonging or in any way appertaining to such real property, and all of Grantor's right, title and interest in and to (i) any and all property lying in a bed of any street, road or avenue, open or proposed, in front of or adjoining such real property to the center line thereof, (ii) any strips and gores of land adjacent to, abutting or used in connection with such real property, and (iii) any easements and rights, if any, inuring to the benefit of such real property or to Grantor in connection therewith (the land and all of the foregoing being hereinafter referred to as the "**Property**");

PROVIDED, HOWEVER, that this conveyance is made and accepted subject to those matters described on **Exhibit "B"** attached hereto and made a part hereof by this reference for all purposes;

TO HAVE AND TO HOLD the Property, subject to the exceptions and reservation hereinafter stated, together with all and singular the rights and appurtenances thereto in anywise belonging

to Grantor, unto the said Grantee, Grantee's successors and assigns forever, and Grantor does hereby bind itself and its successors to Warrant and Forever Defend all and singular the Property unto the said Grantee, Grantee's successors and assigns, against every person whomsoever lawfully claiming by, through or under the said Grantor but against no other subject, however, to those matters described on **Exhibit "B"** hereto.

EXECUTED as of this 29th day of December, 2011.

Signed, sealed and delivered
in the presence of:

Name: _____
Print Name: Daniel Varela

Name: _____
Print Name: Ashley Morris

AGRP OF NASHVILLE, LLC,
a Delaware limited liability company

By: _____
Name: Brent Moody
Its: Vice President

STATE OF IL
COUNTY OF Lake

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Brent Moody, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and upon oath acknowledged to be the Member of **AGRP OF NASHVILLE, LLC**, a Delaware limited liability company, and that as such Member, being authorized to do so, executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal this 27th day of December, 2011.

(NOTARY SEAL)

OFFICIAL SEAL
JENNIFER M. NAPIER
NOTARY PUBLIC - STATE OF ILLINOIS
MY COMMISSION EXPIRES AUG. 16, 2015

_____
Notary Public, State of IL

Printed Name: Jennifer Napier
Commission No. 754163
Commission Expires: 8/16/15

0014910\152800\1416848\1
Camping World
Nashville, Tennessee

EXHIBIT "A"
LEGAL DESCRIPTION

Real property in the City of Nashville, County of Davidson, State of Tennessee, described as follows:

BEING A TRACT OF LAND LYING IN THE FIFTEENTH COUNCILMANIC DISTRICT, METROPOLITAN NASHVILLE, DAVIDSON COUNTY, TENNESSEE AND BEING BOUNDED ON THE NORTH BY MUSIC VALLEY DRIVE, ON THE EAST BY L.H.M.& M., INC., ON THE SOUTH BY KAMPGROUNDS OF AMERICA, INC. AND ON THE WEST BY KENNETH EDWIN JACKSON, SR. AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT AN IRON ROD (NEW) IN THE NEW SOUTHERLY RIGHT-OF-WAY LINE OF MUSIC VALLEY DRIVE, SAID IRON ROD (NEW) BEING SOUTH 14 DEGREES 09 MINUTES 47 SECONDS, WEST, 5.97 FEET FROM AN IRON ROD (OLD) LYING IN THE PREVIOUS SOUTHERLY RIGHT-OF-WAY OF SAID MUSIC VALLEY DRIVE. RECORD RIGHT-OF-WAY DEDICATION FOUND IN DEED BOOK 10685, PAGE 765, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE (R.O.D.C.); THENCE,

WITH SAID NEW SOUTHERLY RIGHT OF WAY OF MUSIC VALLEY DRIVE, WITH A CURVE TO THE RIGHT HAVING A CENTRAL ANGLE OF 17 DEGREES, 35 MINUTES 41 SECONDS, A RADIUS OF 1128.00 FEET, A TANGENT OF 174.57 FEET, AN ARC LENGTH OF 346.39 FEET AND A CHORD BEARING AND DISTANCE OF SOUTH 69 DEGREES 23 MINUTES 31 SECONDS EAST, 345.03 FEET TO AN IRON ROD (NEW). SAID IRON ROD (NEW) BEING LOCATED SOUTH 24 DEGREES 30 MINUTES 00 SECONDS WEST, 2.06 FEET FROM AN IRON ROD (OLD) IN SAID PREVIOUS SOUTHERLY RIGHT-OF-WAY OF MUSIC VALLEY DRIVE AND THE NORTHWEST CORNER OF PROPERTY CONVEYED TO L.H.M & M., INC. OF RECORD IN DEED BOOK 8325, PAGE 480, R.O.D.C.; THENCE,

LEAVING SAID NEW SOUTHERLY LINE OF MUSIC VALLEY DRIVE WITH SAID L.H.M & M., INC. PROPERTY SOUTH 24 DEGREES 30 MINUTES 00 SECONDS WEST, 427.96 FEET TO AN IRON ROD (OLD), SAID IRON ROD (OLD) BEING THE NORTHEAST CORNER OF PROPERTY CONVEYED TO KAMPGROUNDS OF AMERICA, INC. OF RECORD IN INSTRUMENT NO. 20001215-123490, R.O.D.C., AND THE SOUTHEAST CORNER OF THE HEREIN DESCRIBED TRACT; THENCE,

WITH SAID KAMPGROUNDS OF AMERICA PROPERTY, GENERALLY ALONG A FENCE, NORTH 78 DEGREES 21 MINUTES 03 SECONDS WEST, 266.32 FEET TO AN IRON ROD (OLD), SAID IRON ROD (OLD) BEING THE SOUTHEAST CORNER OF PROPERTY CONVEYED TO KENNETH EDWIN JACKSON, SR., OF RECORD IN BOOK 6173, PAGE 639, R.O.D.C.; THENCE,

WITH SAID JACKSON PROPERTY NORTH 14 DEGREES 09 MINUTES 47 SECONDS EAST, 471.43 FEET TO THE POINT OF BEGINNING, CONTAINING 139,431 SQUARE FEET OR 3.201 ACRES, MORE OR LESS, AS CALCULATED BY THE ABOVE DESCRIBED COURSES AND DISTANCES.

BEING THE SAME PROPERTY CONVEYED TO AGRP OF NASHVILLE, LLC, BY DEED OF RECORD IN INSTRUMENT NO. 200112070135254, AND RE-RECORDED IN INSTRUMENT NO. 200203220035241, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

EXHIBIT "B"
PERMITTED ENCUMBRANCES

1. Taxes and assessments for the year 2012 ans subsequent years, not yet due and payable.

2. Plat recorded in Book 6250, Page 142, in the Registers Office for Davidson County, Tennessee.

3. Deeds recorded in Book 6643, Page 797 and Book 6643, Page 836, in the Registers Office for Davidson County, Tennessee.

ADDITIONAL INFORMATION NEEDED FOR RECORDABILITY

1) NAME OF NEW OWNER: **NATIONAL RETAIL PROPERTIES, LP**, a Delaware limited partnership

2) THE PROPERTY IS **IMPROVED** PROPERTY

3) TAX IDENTIFICATION (MAP & PARCEL) NUMBER: **06200014100**

4) CONSIDERATION AFFIDAVIT - FORM AS FOLLOWS:

State of Florida
County of Orange

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $2,160,000.00.

Affiant

Sworn to and subscribed to before me this 28th day of December, 2011.

SUSAN A. FULLER
Comm# DD0764568
Expires 4/28/2012
Florida Notary Assn., Inc

Notary Public

My commission expires: 4/28/2012

True Copy Certification

I, Scott Brown, 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 Florida

County of Orange

Personally appeared before me, Andrea Diggs, a notary public for this county and state, Scott Brown 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: _____
Notary' Seal (if on paper)

