Bot 31-B
S+R
JHM

Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
Evergreen at Werthan, LLC 310 Jefferson St., Suite 111 Nashville, TN 37208	Tax Parcel Nos. 081-12/ 032800 and 032900	SAME
This instrument prepared by: SHERRARD & ROE, PLC 150 Third Avenue South, Ste 1100, Nashville, TN 37201		

QUITCLAIM DEED

2120 Partners, a Tennessee general partnership (the "Grantor") for the purpose of enabling its partners or their affiliates to make a capital contribution to Evergreen at Werthan, LLC, a Tennessee limited liability company (the "Grantee") and no monetary consideration, does hereby quitclaim, transfer, and convey to Grantee, Grantee's successors and assigns, all of Grantor's right, title, and interest (which is a 50% undivided interest) in and to certain land in Nashville, Davidson County, State of Tennessee, being more particularly described in Exhibit A, which is attached hereto and incorporated herein by reference (the "Property").

This is unimproved property known as 0 Rosa L. Parks Boulevard and 0 Hume Street, Nashville, Tennessee.

The Property is conveyed expressly subject to all limitations, restrictions, and encumbrances as may affect the Property.

IN WITNESS WHEREOF, Grantor has executed this Deed as of the 9th day of November 2012.

BILL GARRETT, Davidson County
Trans:T20120086045 DEEDQC
Recvd: 11/09/12 14:55 3 pgs
Fees:17.00 Taxes:0.00
20121109-0103878

GRANTOR:

2120 PARTNERS, a Tennessee general partnership

By: _____
Aaron White, Managing Partner

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Aaron White, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who upon oath acknowledged that he is the Managing Partner of 2120 Partners, a Tennessee general partnership, the within named bargainor, and who further acknowledged that he executed the within instrument for the purposes therein contained on behalf of 2120 Partners as its Managing Partner.

Witness my hand and seal, at office in Nashville, Tennessee, this 18th day of April, 2012.

Notary Public

JONATHAN GISH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: July 6 2015

State OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration for this transfer is $0.00 and no other monetary consideration.

Affiant

Subscribed and sworn to before me this 4th day of November, 2012.

Notary Public

My Commission Expires: 3/8/2016

KIM C. ENGELMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
Kim C. Engelman
My Commission Expires
March 8, 2016
STATE OF TENNESSEE

Exhibit "A"
Property Description

Being a tract of land lying in Nashville, Davidson County, Tennessee, also being Lots 111 through 117 and part of 118 on the plan of North Nashville Real Estate Company, as of record in Book 21, page 105, at the Register's Office for Davidson County, Tennessee, and being more particularly described as follows:

Beginning at an iron rod set at the intersection of the northerly right of way line of Hume Street, 50 feet in width, and the easterly right of way line Eighth Avenue North, 100 feet in width;

Thence leaving the northerly right of way line of Hume Street with the easterly right of way line of Eighth Avenue North, North 28° 05' 25" West, 208.30 feet to an iron rod set at a corner common with the property of Boyce Street Baptist Church Trustees, as of record in Book 10082, page 677, at the Register's Office for Davidson County, Tennessee;

Thence leaving the easterly right of way line of Eighth Avenue North with the southerly property line of Boyce Street Baptist Church Trustees North 61° 56' 21" East, 159.60 feet to an existing iron rod in the westerly right of way line of Alley Number 515, 15 feet in width;

Thence with the westerly right of way line of Alley Number 515 South 28° 17' 17" East, 15.00 feet to an iron rod set;

Thence with the southerly right of way line of Alley Number 515 North 61° 53' 29" East, 174.69 feet to an iron rod set in the westerly right of way line of Seventh Avenue North, 60 feet in width;

Thence leaving the southerly right of way line of Alley Number 515 with the westerly right of way line of Seventh Avenue North South 27° 58' 50" East, 193.17 feet to an iron rod set at the intersection of the westerly right of way line of Seventh Avenue North and the northerly right of way line of said Hume Street;

Thence leaving the westerly right of way line of Seventh Avenue North with the northerly right of way line of Hume Street South 61° 53' 29" West, 333.97 feet to the point of beginning.

Containing 66,953 square feet (1.537 acres more or less).

Being an undivided 25% interest conveyed to 2120 Partners, LLC, by deed of record at Instrument No. 20051021-0127560, Register's Office for Davidson County, Tennessee.

Being an undivided 12.5% interest conveyed to 2120 Partners, LLC, by deed of record at Instrument No. 20110418-0029664, Register's Office for Davidson County, Tennessee.

Being an undivided 12.5% interest conveyed to 2120 Partners LLC, by deed of record at Instrument No. 20110418-0029665, Register's Office for Davidson County, Tennessee.
Title now vests in 2120 Partners, a Tennessee general partnership, by Certificate of Conversion of record at File 6903.2830 with the Tennessee Secretary of State and filed on June 16, 2011.