WARRANTY DEED

12-12-013

State of Tennessee)
County of Davidson)

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $1,185,750.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 28th day of December, 2012

Notary Public

My Commission Expires: 09/09/14 (AFFIX SEAL)

DEE FILES KENNEDY STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

Davidson County DEEDWARR
Recvd: 12/28/12 12:35 2 pgs
Fees:13.00 Taxes:687.28
20121228-0120046

THIS INSTRUMENT WAS PREPARED BY

Weiss & Weiss, Attorneys at Law, 1900 Church Street, Ste. 301, Nashville, TN 37203

ADDRESS FOR NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL-NUMBERS
LHC/PINETREE, LLC, A GEORGIA LIMITED LIABILITY COMPANY (NAME)	NEW OWNER (NAME)	175
5784 Lake Forrest Drive, Ste. 212 (ADDRESS)	(ADDRESS)	176.00
Atlanta, GA 30328 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION of the sum of ten dollars ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, I/we, **KNOXVILLE QREE ACCOMODATORS, LLC, A GEORGIA LIMITED LIABILITY COMPANY**, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey *a sixty-six and two/thirds (66&2/3) undivided interest* in and to certain improved tract or parcel of land unto **LHC/PINETREE, LLC, A GEORGIA LIMITED LIABILITY COMPANY**, hereinafter called the Grantee(s), its successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

LAND in Davidson County, Tennessee being Lot No. 1 on the Final Plat of Hurricane Creek Industrial Park, Section Four of record in Instrument No. 20071130-0139323, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

BEING part of the same property conveyed to KNOXVILLE QREE ACCOMODATORS, LLC, A GEORGIA LIMITED LIABILITY COMPANY, by Deed from DOUGLAS D. DEVENPORT AND WIFE, NORRINE C. DEVENPORT, of record on May 16, 2007, of record in Instrument No. 20070516-0058802, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; ***and taxes for the current year will be prorated between the parties subsequent to the recording of this instrument.***

BEING unimproved ☐
Improved ☒ property known as: **4326 Hurricane Creek Boulevard, Antioch, TN, 37013.**

(House Number) (Street) (City or Town) (State) (Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors and assigns, forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS WHEREOF, its hands, this 27th day of December, 2012

Knoxville QREE Accomodators, LLC,
a Georgia limited liability company

By: DRS Holdings I, LLC,
a Georgia limited liability company, its Manager

By: _____
Douglas R. Stanfield, Manager

STATE OF Georgia)
COUNTY OF Fulton)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within names **DOUGLAS R. STANFIELD**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon his oath acknowledged himself to be the **Manager of DRS Holdings I, LLC, a Georgia limited liability company, the Manager of KNOXVILLE QREE ACCOMODATORS, LLC, A GEORGIA LIMITED LIABILITY COMPANY,** the within named bargainor(s), and that he as such Manager of DRS Holdings I, LLC, a Georgia limited liability company, the Manger of Knoxville QREE Accomodators, LLC, a Georgia limited aliblity company, executed the within instrument for the purposes therein contained by signing the name of DRS Holdings I, LLC, a Georgia limited liability company, the Manager of Knoxville QREE Accomodators, LLC, a Georgia limited liability company, the within named bargainor, by himself, as Manager.

Witness my hand and official seal at Atlanta, Georgia, this 27th day of December, 2012.

My Commission Expires: _____

CHRISTOPHER VON GAL NOTARY PUBLIC MY COMMISSION EXPIRES MARCH 23, 2014 FULTON COUNTY, GEORGIA

_____
Notary Public

I, the undersigned, 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.

_____
Peter Weiss

State of Tennessee)
County of Davidson)

Personally appeared before me, the undersigned, a Notary Public for this county and state, Peter Weiss who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

My Commission Expires: 9/9/14

_____
Notary Public

DEE FILES KENNEDY STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON