This instrument prepared by and after recording return to:

Thompson Burton PLLC
Seven Corporate Centre
840 Crescent Centre Drive, Suite 140
Franklin, TN 37067
Attn: Walt Burton, Esq.

BILL GARRETT, Davidson County
Trans:T20130047826 DEEDQC
Recvd: 06/07/13 13:39 7 pgs
Fees:37.00 Taxes:0.00
20130607-0058231

QUIT CLAIM DEED

Address New Owner(s) as follows:	Send Tax Bills To:	Tax Parcel
Narrow Gate 300, LLC 104 East Park Drive, Suite 322 Brentwood, TN 37027	Narrow Gate 300, LLC 104 East Park Drive, Suite 322 Brentwood, TN 37027	Map 0821300, Parcel 1400

FOR AND IN CONSIDERATION of the sum of Ten Dollars and No/100 ($10.00), cash in hand paid by the Grantee and other good and valuable consideration accepted as cash, the receipt and sufficiency of which are hereby acknowledged, **PDP HOLDINGS**, a Tennessee general partnership (hereinafter referred to as "Grantor"), herein this day has bargained, sold and does by these presents bargain, sell, remise, release, and forever **QUITCLAIM** to **NARROW GATE 300, LLC**, a Tennessee limited liability company (hereinafter collectively referred to as "Grantee"; the terms "Grantor" and "Grantee" to include their respective heirs, legal representatives, successors and assigns where the context requires or permits) all that tract or parcel of land lying and being improved real property located in 10th Civil District of Davidson County, Tennessee, as more particularly described on **Exhibit "A"** attached hereto and made a part hereof by this reference together with all easements, appurtenances, improvements, and fixtures (collectively, the "Property").

The Property is being conveyed subject to all matters of record, including without limitation anything shown on any recorded plat; unpaid taxes for 2013 and subsequent years; unpaid assessments; restrictive covenants, easements or set-back lines that may be applicable; zoning restrictions; prior liens or encumbrances as well as any priority created by a fixture filing; and to any matter that an accurate survey of the premises might disclose.

TO HAVE AND TO HOLD the Property and every part thereof unto Grantee in fee simple. The sale of the Property is sold "**AS IS, WHERE IS**," without representations or warranties of any kind, including fitness for a particular use or purpose.

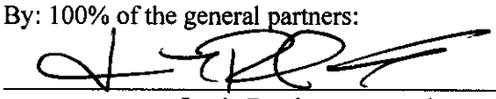
[*Signatures Commence on Following Page*]

IN WITNESS WHEREOF, Grantor has hereunto set Grantor's hand and seal as of the 5th day of June, 2013.

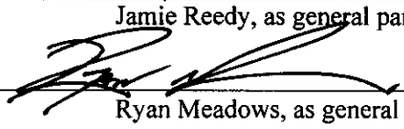
GRANTOR:

PDP HOLDINGS, G.P.,
a Tennessee general partnership

By: 100% of the general partners:



Jamie Reedy, as general partner



Ryan Meadows, as general partner

Jonathan Jones, as general partner

Matt Engesath, as general partner

[*Acknowledgement Contained on Following Page*]

IN WITNESS WHEREOF, Grantor has hereunto set Grantor's hand and seal as of the 5th day of June, 2013.

GRANTOR:

PDP HOLDINGS, G.P.,
a Tennessee general partnership

By: 100% of the general partners:

_____
Jamie Reedy, as general partner

_____
Ryan Meadows, as general partner

_____
Jonathan Jones, as general partner

_____
Matt Engesath, as general partner

[*Acknowledgement Contained on Following Page*]

STATE OF TENNESSEE)
) SS.
COUNTY OF WILLIAMSON)

Before me, Walt Burton, a Notary Public of the State and County aforesaid, personally appeared Jamie Reedy, a general partner of PDP Holdings, G.P., a Tennessee general partnership, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the within named bargainor, and that he executed the foregoing instrument for the purposes therein contained by signing his name.

Witness my hand and official seal, at office located in ~~Franklin~~ Franklin, TN this 5th day of June, 2013.

My Commission Expires:

WILLIAM W. BURTON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 3, 2016

W. W. B.
Notary Public

STATE OF TENNESSEE)
) SS.
COUNTY OF WILLIAMSON)

Before me, Walt Burton, a Notary Public of the State and County aforesaid, personally appeared Ryan Meadows, a general partner of PDP Holdings, G.P., a Tennessee general partnership, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the within named bargainor, and that he executed the foregoing instrument for the purposes therein contained by signing his name.

Witness my hand and official seal, at office located in Franklin, TN this 5th day of June, 2013.

My Commission Expires:

WILLIAM W. BURTON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 3, 2016

W W B
Notary Public

[*Acknowledgement Contained on Following Page*]

STATE OF TENNESSEE)
) SS.
COUNTY OF Davidson)

Before me, Carolyn S Swearinger a Notary Public of the State and County aforesaid, personally appeared Jonathan Jones, a general partner of PDP Holdings, G.P., a Tennessee general partnership, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the within named bargainor, and that he executed the foregoing instrument for the purposes therein contained by signing his name.

Witness my hand and official seal, at office located in Brentwood, TN this 5th day of June, 2013.

My Commission Expires:

Carolyn S Swearinger
Notary Public

My Commission Expires 05/05/15

CAROLYN S. SWEARINGEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

STATE OF TENNESSEE)
) SS.
COUNTY OF Davidson)

Before me, Carolyn S Swearinger a Notary Public of the State and County aforesaid, personally appeared Matt Engesath, a general partner of PDP Holdings, G.P., a Tennessee general partnership, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the within named bargainor, and that he executed the foregoing instrument for the purposes therein contained by signing his name.

Witness my hand and official seal, at office located in Brentwood, TN this 5th day of June, 2013.

My Commission Expires:

Carolyn S Swearinger
Notary Public

My Commission Expires 05/05/15

CAROLYN S. SWEARINGEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

[*Affidavit of Value Contained on Following Page*]

Page 10, 11, 12, 13 = Settlement Release Assignment + Assumption

Page 3, 5, 9, Page 2. Quit Claim Deed.

AFFIDAVIT OF VALUE

The affiant swears or affirms that this conveyance is exempt from transfer tax pursuant to T.C.A. 67-4-409(a)(3)(B)

Subscribed and sworn to before me this 5 day of June, 2013.

M. E.K

Carolyn S Swearingen

Notary Public

My Commission Expires: My Commission Expires 05/05/15

CAROLYN S. SWEARINGEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

EXHIBIT "A"

Legal Description of the Property

Land in the Davidson County, Tennessee, being the northerly 50 feet of Lot No. 206 on the Plan of East Edgefield Addition, of record in Book 21, Page 147, Register's Office for Davidson County, Tennessee, described as follows:

Said part of Lot No. 206 fronts 50 feet on the westerly margin of South 11th Street, formerly Smith Avenue, and extends back 130.4 feet on the northerly line and 181.7 feet on the southerly line to a dead line in the rear measuring 50 feet thereon.

Being the same property conveyed unto PDP Holdings, G.P. by Deed recorded as Instrument No. 20121015-0094187, aforesaid records.

Tax Map 0821300, Parcel 1400
Property Address: 204 S. 11th Street, Nashville, Tennessee 37206