Davidson County DEEDWARRSP
Recvd: 02/28/14 13:59 5 pgs
Fees:27.00 Taxes:0.00
20140228-0017469

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS PLC (DMS)
105 Third Avenue South, Suite 2800
Nashville, Tennessee 37201

CORRECTIVE SPECIAL WARRANTY DEED

Address New Owner(s)	Send Tax Bills To:	Map-Parcel Number(s)
Business Park Partners, GP 1994 Gallatin Road North Suite 308 Madison, TN 37115	Same	034-02, Parcels 010.00 and 104.00

FOR AND IN CONSIDERATION OF THE SUM OF TEN ($10.00) DOLLARS, and other good and valuable consideration, receipt of all of which is hereby acknowledged, RIVERGATE EXECUTIVE PARK GENERAL PARTNERSHIP, a Tennessee general partnership ("Grantor"), has this day bargained and sold, and does hereby transfer and convey unto BUSINESS PARK PARTNERS, GP, a Tennessee general partnership ("Grantee"), certain real property in Davidson County, Tennessee, more particularly described on Exhibit A attached hereto.

This is improved property known as Rivergate Executive Park, Goodlettsville, TN

TO HAVE AND TO HOLD the said real property together with all appurtenances and hereditaments thereunto belonging or in any wise appertaining to Grantee, its successors and assigns, forever.

Grantor covenants that, subject to the matters listed on Exhibit B attached hereto, Grantor is lawfully seized and possessed of said property in fee simple, has good right to convey it. Grantor further covenants and binds itself to warrant and defend to Grantee forever the title to said property against the lawful claims of all persons whomsoever arising by, through or under Grantor (other than those matters described on Exhibit B), but not further or otherwise.

This corrective deed is being recorded to correct the legal description in deed previously recorded as Instrument 20131219-0128454, Register's Office for Davidson County.

IN WITNESS WHEREOF, Grantor executed this instrument as of the 13th day of December, 2013.

RIVERGATE EXECUTIVE PARK GENERAL PARTNERSHIP, a Tennessee general partnership

By: _____
James A. Martens,
Managing Partner

STATE OF Kentucky)
COUNTY OF WARREN)

Personally appeared before me, the undersigned, a Notary Public, James A. Martens, with whom I am personally acquainted, who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Managing Partner of Rivergate Executive Park General Partnership, a Tennessee general partnership, and is authorized by the general partnership to execute this instrument on behalf of the general partnership.

WITNESS my hand, at office, this 3rd day of January, 2014.

_____
Notary Public

My Commission Expires:
3-11-17

STATE OF Kentucky)
COUNTY OF Warren)

The actual consideration or value (whichever is greater) for this transfer is $1,660,000. Tax on this amount was paid on Instrument #20131219-0128454.

_____
Affiant

Subscribed and sworn to before me, this 3rd day of January, 2014.

_____
Notary Public

My Commission Expires: 3-11-17

EXHIBIT A

LAND in Davidson County, Tennessee, being Lot Nos. 1, 2 and 3 on the Final Plat of the Rivergate Executive Park Subdivision, of record as Instrument #20131213-0126115 in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description of the property.

Being the same property conveyed to Rivergate Executive Park L.L.C., a Tennessee limited liability company, by deed from Northwestern National Life Insurance Company, a Minnesota corporation, of record in Book 9466, Page 106, Register's office for Davidson County, Tennessee. Pursuant to Certificate of Merger, recorded at Instrument No. 20000112000430O, Rivergate Executive Park L.L.C., was merged into Rivergate Executive Park General Partnership, a Tennessee general partnership.

EXHIBIT B

1. Taxes for 2013 and thereafter, a lien not yet due and payable.
2. Matters shown on the Plan of record as Instrument #20131213-0126115, Register's Office for Davidson County, Tennessee.

12769370.2

Affidavit

I, Danielle Burns , do hereby make oath that I am 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.

Danielle Burns

Signature

State of Tennessee

County of Davidson

Personally appeared before me, Ruth F. Arnold, a notary public for this county and state, Danielle Burns

who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Ruth F. Arnold

Notary signature

My Commission Expires: August 17, 2015

Notary Seal:

