This instrument was prepared by:
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BILL GARRETT, Davidson County
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20150108-0002286

QUITCLAIM DEED

FROM: COLONY MANOR, LIMITED PARTNERSHIP, a Tennessee limited partnership, a/k/a COLONY LTD, Grantor

TO: AHJ COLONY MANOR, LLC, a Tennessee limited liability company, Grantee

Address New Owner(s) as Follows:	Name and Address of the Person or Entity Responsible for the Payment of Real Property Taxes	Map-Parcel Numbers
AHJ Colony Manor, LLC 302 Adams Lane Mt. Juliet, Tennessee 37122	Same	25-64.00

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is ZERO AND NO/100 DOLLARS ($0.00).

Affiant

SUBSCRIBED AND SWORN TO before me, this the 8th day of January, 2015.

MELINDA A. GRAY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 8, 2016

Notary Public
My Commission Expires: March 8, 2016

FOR AND IN CONSIDERATION OF TEN AND NO/100 DOLLARS ($10.00) and other valuable consideration, the receipt and sufficiency of which are hereby acknowledged, COLONY MANOR, LIMITED PARTNERSHIP, a Tennessee limited partnership ("Grantor"), does quitclaim unto AHJ COLONY MANOR, LLC, a Tennessee limited liability company ("Grantee"), its successors and assigns, all of Grantor's rights, title and interest in and to a

certain tract or parcel of land in Goodlettsville, Davidson County, State of Tennessee, more particularly described on Exhibit A attached hereto and incorporated herein by this reference (the "Land"), together with all buildings, structures and other improvements of any and every nature located on the Land and all fixtures attached or affixed to the Land or to any such buildings, structures or other improvements (collectively with the Land, the "Property").

The Property is improved property known as 825 South Dickerson Road, Goodlettsville, Davidson County, Tennessee 37072.

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

The Property is sold in its "AS IS WHERE IS CONDITION SUBJECT TO ALL FAULTS."

This instrument has been prepared based on information provided by Grantor and Grantee.

Witness my hand this 7 day of January, 2015.

GRANTOR:

COLONY MANOR, LIMITED PARTNERSHIP, a Tennessee limited partnership

By: HM MANAGEMENT COMPANY, INC., a Tennessee corporation, its General Partner

By: Dianne M. Prosser
DIANNE M. PROSSER
President

STATE OF TENNESSEE)
)
COUNTY OF LINCOLN)

Before me, Wanda Barnes, a Notary Public of said County and State, personally appeared DIANNE M. PROSSER, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the President of HM MANAGEMENT COMPANY, INC., a Tennessee corporation, the General Partner of COLONY MANOR, LIMITED PARTNERSHIP, the within named bargainor, a Tennessee limited partnership, and that she as such President of the General Partner executed the foregoing instrument for the purposes therein contained, by signing the name of the partnership by herself as President of the General Partner.

Witness my hand and seal, at Office in Fayetteville, Tennessee, this ____ day of January, 2015.

Wanda Barnes
Notary Public
My Commission Expires: 8-27-16

WANDA BARNES
STATE OF TENNESSEE
NOTARY PUBLIC
LINCOLN COUNTY

EXHIBIT A

PROPERTY DESCRIPTION

BEING A CERTAIN PARCEL OF LAND LYING IN THE TENTH COUNCIL DISTRICT OF DAVIDSON COUNTY, CITY OF GOODLETTSVILLE, TENNESSEE. SAID PARCEL IS SHOWN AS LOT 3 ON THE FINAL PLAT ENTITLED "CHERRY TREE" OF RECORD IN PLAT BOOK 5200, PAGE 78, R.O.D.C.T., (REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE), AND BEING MORE PARTICULARLY DESCRIBED, BY METES AND BOUNDS, AS FOLLOWS:

BEGINNING AT A 1/2" IRON ROD (OLD) WITH NO CAP IN THE WESTERLY RIGHT-OF-WAY LINE OF DICKERSON PIKE AT THE SOUTHEASTERLY CORNER OF VANCO LONG TERM FACILITY INC., OF RECORD AS INSTRUMENT NUMBER 200309240141179, R.O.D.C.T. AND SHOWN AS LOT 1 ON THE FINAL PLAT ENTITLED "RIVERGATE MANOR SUBDIVISION" OF RECORD AS INSTRUMENT NUMBER 200312160179601, R.O.D.C.T., AND BEING A SOUTHEASTERLY CORNER OF THE HEREIN DESCRIBED PROPERTY;

THENCE, LEAVING SAID LOT 1 WITH SAID RIGHT-OF-WAY, SOUTH 23 DEGREES 53 MINUTES 36 SECONDS WEST, 50.04 FEET TO AN IRON ROD (NEW) WITH A CAP STAMPED RAGAN-SMITH ASSOCIATES AT THE NORTHEASTERLY CORNER OF ROSETREE TRUST OF RECORD AS INSTRUMENT NO. 200612050149684, AND 200404050038057, R.O.D.C.T. AND SHOWN AS LOT 2 ON THE FINAL PLAT ENTITLED "CHERRY TREE" OF RECORD IN PLAT BOOK 5200, PAGE 78, R.O.D.C.T.;

THENCE, LEAVING SAID RIGHT-OF-WAY WITH SAID LOT 2, NORTH 66 DEGREES 03 MINUTES 49 SECONDS WEST, 294.30 FEET TO AN IRON ROD (NEW) WITH A CAP STAMPED RAGAN-SMITH ASSOCIATES;

THENCE, CONTINUING WITH SAID LOT 2, SOUTH 23 DEGREES 56 MINUTES 11 SECONDS WEST, 33.15 FEET TO A 5/8" IRON ROD (OLD) WITH NO CAP IN THE EASTERLY LINE OF THE ELECTRIC POWER BOARD OF THE CITY OF NASHVILLE OF RECORD IN BOOK 2291, PAGE 153, R.O.D.C.T.;

THENCE, WITH SAID ELECTRIC POWER BOARD, NORTH 45 DEGREES 34 MINUTES 46 SECONDS WEST, 64.02 FEET TO A METAL SPIKE (OLD);

THENCE, CONTINUING WITH SAID ELECTRIC POWER BOARD, SOUTH 44 DEGREES 17 MINUTES 58 SECONDS WEST, 65.36 FEET TO A 1" IRON ROD (OLD) IN CONCRETE IN THE EASTERLY LINE OF NOEL E. LANIUS & WIFE, SHEILA LANIUS OF RECORD IN BOOK 9460, PAGE 214, R.O.D.C.T.;

THENCE, WITH SAID LANIUS AND RICHARD W. LANIUS OF RECORD AS INSTRUMENT NUMBER 200804020032824, R.O.D.C.T., NORTH 45 DEGREES 37 MINUTES 08 SECONDS WEST, 1113.71 FEET TO A CONCRETE MONUMENT (OLD) IN THE SOUTHERLY LINE OF MCFERRIN MISSIONARY BAPTIST CHURCH OF RECORD AS INSTRUMENT NUMBER 200201080002643, R.O.D.C.T.;

THENCE, WITH SAID MCFERRIN MISSIONARY BAPTIST CHURCH, SOUTH 84 DEGREES 20 MINUTES 05 SECONDS EAST, 957.48 FEET TO 1/2" IRON ROD (OLD) WITH NO CAP AT THE NORTHEASTERLY CORNER OF VANCO LONG TERM FACILITY INC., OF RECORD AS INSTRUMENT NUMBER 200309240141179, R.O.D.C.T. AND SHOWN AS LOT 1 ON THE FINAL PLAT ENTITLED "RIVERGATE MANOR SUBDIVISION" OF RECORD AS INSTRUMENT NUMBER 200312160179601, R.O.D.C.T.;

THENCE, WITH SAID LOT 1, FOR THE NEXT FIVE CALLS:

1) SOUTH 11 DEGREES 18 MINUTES 02 SECONDS WEST, 322.44 FEET TO A 1/2" IRON ROD (OLD) WITH NO CAP;

2) SOUTH 68 DEGREES 11 MINUTES 40 SECONDS EAST, 40.77 FEET TO A 3/4" IRON ROD (OLD) WITH NO CAP;

3) SOUTH 23 DEGREES 54 MINUTES 54 SECONDS WEST, 139.10 FEET TO A 5/8" IRON ROD (OLD) WITH NO CAP;

4) SOUTH 18 DEGREES 34 MINUTES 55 SECONDS EAST, 156.29 FEET TO A 5/8" IRON ROD (OLD) WITH NO CAP;

5) SOUTH 66 DEGREES 06 MINUTES 57 SECONDS EAST, 294.37 FEET TO THE POINT OF BEGINNING AND CONTAINING 369,956 SQUARE FEET OR 8.49 ACRES, MORE OR LESS.

THIS DESCRIPTION IS IN ACCORDANCE WITH AN ALTA/ACSM LAND TITLE SURVEY PREPARED BY RAGAN SMITH ASSOCIATES, INC, 315 WOODLAND STREET, NASHVILLE, TN., ON DECEMBER 18, 2014, BY TED J. STEVENSON II, RLS NUMBER 2136. PROJECT NUMBER 14163, WORK ORDER 0112. BEARINGS SHOWN HEREON ARE BASED ON THE TENNESSEE COORDINATE SYSTEM OF 1983.

BEING THE SAME PROPERTY CONVEYED TO AHJ COLONY MANOR, LLC, A TENNESSEE LIMITED LIABILITY COMPANY FROM COLONY MANOR, LIMITED PARTNERSHIP, A TENNESSEE LIMITED PARTNERSHIP, A/K/A COLONY LTD, BY SPECIAL WARRANTY DEED DATED JANUARY 7, 2015, OF RECORD AS INSTRUMENT NUMBER 20150108-0002385, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.