Davidson County DEEDQC
Recvd: 01/23/15 15:09 5 pgs
Fees:27.00 Taxes:0.00
20150123-0006933

This instrument was prepared by:
Christopher D. Lalonde
Nelson Mullins Riley & Scarborough, LLP
150 Fourth Avenue, North, Suite 1100
Nashville, Tennessee 37219

QUITCLAIM DEED

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP/PARCEL NOS.
PDG Germantown Apartments LLC 4520 Madison, Suite G Kansas City, Missouri 64111	[SAME]	082-090-198.00

For and in consideration of the sum of $10.00 cash in hand paid, WANG'S ENTERPRISES, INC., a Tennessee corporation (the "Grantor"), does hereby quitclaim and convey unto PDG GERMANTOWN APARTMENTS LLC, a Tennessee limited liability company (the "Grantee"), all of its right, title and interest in and to that certain tract or parcel of land in Davidson County, Tennessee, more particularly described on **EXHIBIT "A"** attached hereto and incorporated herein by reference (the "Property").

This is improved property located at 1309 3rd Avenue, North, Nashville, Davidson County, Tennessee.

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

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

[SIGNATURE PAGE FOLLOWS]

Please return to:
First American Title Insurance Company
1201 Walnut, Suite 700
Kansas City, MO 64106
Attn: Robert L. Patterson
File No. 662957

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 23rd day of January, 2015.

WANG'S ENTERPRISES, INC., a Tennessee corporation

By: Ching-I Wang
Name: Ching-I Wang
Title: President

STATE OF Tennessee)
) SS:
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public for the state and county aforesaid, Ching-I Wang, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the within instrument for the purposes therein contained, and who further acknowledged that he/she is the President of Wang's Enterprises, Inc., a Tennessee corporation (the "Grantor"), and is authorized to execute this instrument on behalf of the Grantor.

Deirdriu Coffman
Notary Signature

DEIRDRIU COFFMAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Deirdriu Coffman
Print Notary Name

NOTARY PUBLIC
My Commission Expires: 5-5-15

49501745.3

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $0.00

Affiant Chris Holland

Subscribed and sworn to before me this the 23rd day of January, 2015.

Notary Public

My Commission Expires: 5-5-15

DEIRDRIU COFFMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

49501745.3

EXHIBIT "A"

Real Property Description

A tract of land in the 19th District, Davidson County, Tennessee. Tract being Lots 13-16 of the Map of D.T. McGavock's First Addition, as recorded in Book 10, Pages 606-609, Register's Office, Davidson County, Tennessee. Tract being bounded on the north by Part of Lot 17, of the said Map of D.T. McGavock's First Addition, on the east by the western Right of Way (ROW) of 3rd Avenue North, (a 49.5' Public ROW), on the south by the northern ROW of Monroe Street (a 30' Public ROW) and on the west by the eastern ROW of Alley No. 201 (a 15' Public ROW). Tract being described as follows:

POINT OF BEGINNING being an iron rod new at the intersection of ROW of 3rd Avenue North and Monroe Street thence along the northern ROW of said Monroe Street S 63° 24' 51" W 178.93 feet to an iron rod new on the eastern ROW of said Alley No. 201; thence along the eastern ROW of said Alley No. 201 N 27° 01' 41" W 380.53 feet to a P.K. nail old at the southwestern corner of said Lot 17; thence along the common line of said Lot 17 N 63° 15' 58" E 178.40 feet to an iron rod new on the western ROW of said 3rd Avenue North; thence along the western ROW of said 3rd Avenue North S 27° 06' 30" E 381.00 feet to the point of beginning.

Tract contains 68,027 square feet or 1.56 acres.

Bearings based on Tennessee State Plane Coordinate System.

Being the same property conveyed to Wang Enterprises, Inc. by Warranty Deed of record in Book 10250, Page 495; as corrected by Deed of Correction in Book 11180, Page 891, Register's Office for Davidson County, Tennessee.

True Copy Certification

I, Robert L. Patterson, 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.

Robert L. Patterson

State of Missouri
County of Jackson

Personally appeared before me, Tina Duncan, a notary public for this county and state, Robert L. Patterson, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature
My Commission Expires: 5-9-17
Notary' Seal (if on paper)

TINA DUNCAN
Notary Public-Notary Seal
STATE OF MISSOURI
County of Clay
My Commission Expires: 05-09-2017
Commission #13517646