THIS INSTRUMENT PREPARED BY:
JOHN T. COOK, P.C.
2927 Berry Hill Drive
Nashville, Tennessee 37204

BILL GARRETT, Davidson County
Trans:T20150059665 DEEDWARR
Recvd: 07/22/15 09:29 3 pgs
Fees:18.00 Taxes:869.50
20150722-0071666

27263-1
Box #14

ADDRESS NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NOS.
GT3 Properties P.O. Box 150309 Nashville, TN 37215	New Owner	118-08-026.00

WARRANTY DEED

For and in consideration of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, the undersigned, **NLC HOLDINGS, LLC**, a Tennessee limited liability company (hereinafter referred to as the "**Grantor**"), has bargained and sold, and by these presents does transfer and convey unto **GT3 PROPERTIES**, a Tennessee general partnership, (hereinafter referred to as the "**Grantee**"), its successors, and assigns, certain land in Davidson County, State of Tennessee, described as follows:

> LAND in DAVIDSON County, Tennessee, being Lot No. 2 on the Plan of Four-Forty Center; of record in Book 7900, Page 775, Register's Office for DAVIDSON County, Tennessee, to which plan reference is hereby made for a more complete legal description.
>
> TOGETHER with the eastern half of that part of the alley that was closed by Metro Ordinance No. 097-776, of record in the Metropolitan County Court Clerk's Office, which adjoins said Lot No. 2.
>
> BEING all of the same property conveyed to NLC Holdings, LLC, a Tennessee limited liability company by Warranty Deed dated March 19, 2014, from John W. Nelley, Jr., and Albert W. Buckley, Jr. of record in Instrument No. 20140320-0022897 Register's Office for DAVIDSON County, Tennessee; and by Quitclaim Deed dated May 29, 2014 from Four Forty Associates, a Tennessee joint venture, and Four Forty Associates, L.P., a Tennessee limited partnership, of record in Instrument No. 20140605-0048746 said Register's Office.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, its successors, and assigns, forever; and Grantor covenants with the said Grantee that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered except as set forth on the attached Exhibit A; and Grantor does further covenant and bind itself, its successors and assigns, to warrant and forever defend the title to the said land to the said Grantee, its successors and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has executed this instrument this 21st day of July, 2015.

NLC HOLDINGS, LLC,
a Tennessee limited liability company

By: _____
Name: Nicholas Curtis
Its: Sole Member and Owner

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

BEFORE me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Nicholas Curtis with whom I am personally acquainted (or proved to me upon satisfactory evidence), and who, upon oath, acknowledged himself to be the Sole Member and Owner of NLC HOLDINGS, LLC, a Tennessee limited liability company, the within-named bargainor, and that he as such Sole Member and Owner being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the LLC by himself as Sole Member and Owner.

WITNESS my hand, at office this 21st day of July, 2015.

JOHN T. COOK STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

_____
Notary Public
My Commission Expires: 2/13/17

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

The actual consideration or value, whichever is greater, for this transfer is $235,000.00.

_____
Affiant

Subscribed and sworn to before me this
21st day of July, 2015.

JOHN T. COOK STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

_____
Notary Public
My Commission Expires: 2/13/17

EXHIBIT A
Permitted Encumbrances

1. Taxes for the year 2015 and subsequent years, not yet due and payable. Map and Parcel 11808026000.

2. The Matters shown on the Plan of record in Book 7900, Page 775 Register's Office for DAVIDSON County, Tennessee.

3. Easements retained in Metro Ordinance No. 097-776, Metropolitan County Court Clerk's Office.

4. Deed of Conveyance to the Metropolitan Government for Sewer and Water Services, of record in Book 8541, Page 173 and Book 8541, Page 177

5. Matters shown on the ALTA/ACSM Land Title Survey prepared by Cherry Land Surveying, Inc., R. Scot Cherry, Tennessee R.L.S. No. 1512, dated March 12, 2014, Job No. 14036 MHC.