NEW OWNER:

W BY W CENTURY BLVD I, LLC
c/o Corinthian Development Company
18525 Sutter Blvd., Suite 280
Morgan Hill, California 95037

SEND TAX BILLS TO:
NEW OWNER

Map 107
Parcel 63.00

THIS INSTRUMENT PREPARED BY:

Rochelle, McCulloch & Aulds, P.L.L.C.
Attorneys at Law
109 North Castle Heights Ave.
Lebanon, TN 37087

FILE NO: 15-0381

Space for Recorder's Stamp

BILL GARRETT, Davidson County
Trans:T20150106155 DEEDWARRSP
Recvd: 12/16/15 10:09 4 pgs
Fees:23.00 Taxes:2775.00
20151216-0126388

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **Seven Hundred Fifty Thousand and 00/100 Dollars ($750,000.00)** cash in hand paid, the receipt of which is hereby acknowledged, **I.C.F. BUILDERS AND CONSULTANTS, INC., a Tennessee corporation** ("Grantor") has this day bargained and sold and by these presents does hereby transfer and convey unto **W BY W CENTURY BLVD I, LLC, a Delaware limited liability company** ("Grantee"), its successors and assigns, forever, the following tract or parcel of land, situated and lying in the **Davidson** County, Tennessee, bound and described as follows, to-wit:

Being **Lot No. 2** on the Plan of Tucker W. White Subdivision as of record in Book 3842, Page 56, in the Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to **ICF Builders & Consultants, Inc., a Tennessee corporation**, by Warranty Deed from Western United Life Assurance Company, a corporation, dated November 22, 1994, and of record in Book 9576, Page 549, in the Register's Office for Davidson County, Tennessee.

This description is the same as in the prior deed.

This is not the principal residence of the Grantor.

THIS IS IMPROVED PROPERTY more commonly known as 784 MCGAVOCK PIKE, NASHVILLE, TN 37214-3141.

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto, belonging to the said Grantee, its successor and assigns, in fee simple, forever.

GRANTOR covenants with said Grantee that Grantor is lawfully seized and possessed of said property; that Grantor has a good and lawful right to make this conveyance; that the same is free, clear and unencumbered, except as noted herein; and Grantor will forever warrant and defend the title thereto against the lawful claims of all persons claiming through and under Grantors, **BUT NOT FURTHER OR OTHERWISE.**

THIS CONVEYANCE is made expressly subject to those exceptions listed on **Exhibit A** attached hereto and incorporated herein by reference (the "Permitted Exceptions").

POSSESSION shall be given on or before date of deed.

PROPERTY TAXES for the current year shall be prorated and paid as of date of deed.

ROGER THOMAS LIGON, SR. joins in this instrument individually to convey any interest he may have in subject property, if any.

ROGER THOMAS LIGON, SR. is one and the same person as ROGER T. LIGON, SR.

IN WITNESS WHEREOF, Grantor has executed or caused this instrument to be executed by its duly authorized representative, this 15th day of December, 2015.

I.C.F. BUILDERS AND CONSULTANTS, INC.

By: _____
ROGER T. LIGON, SR., President

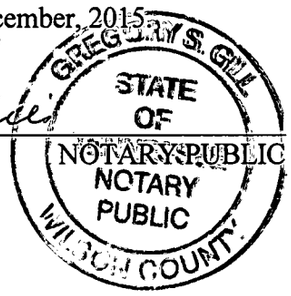
_____
ROGER THOMAS LIGON, SR.

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, the undersigned authority, a notary public in and for the state and county aforesaid, **ROGER T. LIGON, SR.**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that he/she is the **PRESIDENT** of **I.C.F. BUILDERS AND CONSULTANTS, INC.**, the within-named bargainor, and as such authorized officer, being given the authority to so do, executed the within instrument on behalf of the corporation by signing its name as such authorized officer.

WITNESS my hand and official seal at office this 15th day of December, 2015.



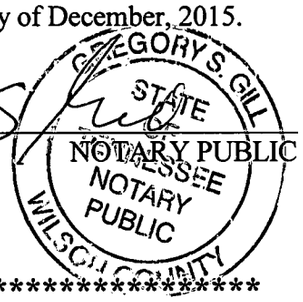
My commission expires: 10/29/19

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, the undersigned, a notary public in and for the state and county aforesaid, **ROGER THOMAS LIGON, SR.**, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 15th day of December, 2015.



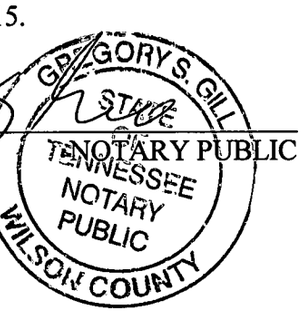
My commission expires: 10/29/19

****

The actual consideration or value, whichever is greater, for this transfer is **$750,000.00**.

AFFIANT

Sworn to and subscribed to before me this 15th day of December, 2015.



My commission expires: 10/29/15

EXHIBIT 'A"
PERMITTED EXCEPTIONS

1. Property Taxes for the year 2016 and subsequent years not yet due and payable.

2. Any and all matters as shown on the plat of record in Plat Book 3842, Page 56.

3. Subject to all matters shown on the ALTA/ACSM Land Title Survey made by Blue Ridge Surveying, Inc. dated July 22, 2015.