Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
Marathon Properties, GP 2974 Polo Club Road Nashville, Tennessee 37221	Map Nos. 119.15-0-051.00	Same.
This instrument prepared by: Bradley Arant Boult Cummings LLP (MBN) 1600 Division Street, Suite 700, P.O. Box 340025, Nashville, TN 37203		

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, The Income Property Group (a/k/a The Income Property Group GP), a Tennessee general partnership (the "Grantor"), by these presents hereby sells, assigns, and quitclaims to Marathon Properties, GP, a Tennessee general partnership (the "Grantee"), Grantee's successors and assigns, all of Grantor's right, title, and interest, in and to certain land located in Davidson County, Tennessee, being more particularly described in Exhibit A, which is attached hereto and incorporated herein by reference (the "Property").

This is improved property known as 3119 Southlake Drive, Nashville, Tennessee 37211.

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

IN WITNESS WHEREOF, the Grantor has executed this Quitclaim Deed this 29th day of January, 2016.

BILL GARRETT, Davidson County
Trans:T20160008955 DEEDQC
Recvd: 02/02/16 11:49 3 pgs
Fees:17.00 Taxes:0.00
20160202-0010078

THE INCOME PROPERTY GROUP

By: Stephen Brink
Name: Stephen Brink
Title: General Partner

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.00.

Affiant

Subscribed and sworn to before me this 2 day of February, 2016.

STEPHANIE G. COLVIN
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires JAN. 6, 2020

Notary Public
My Commission Expires: 1/6/20

STATE OF TENNESSEE)
)
COUNTY OF WILLIAMSON)

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Stephen Brink with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged such person to be a Genera Partner of **THE INCOME PROPERTY GROUP,** the within named bargainor, a Tennessee general partnership, and that such, executed the foregoing instrument for the purposes therein contained by personally signing the name of the partnership.

WITNESS my hand, at office, this 29th day of January, 2016.

Notary Public
My Commission Expires: May 23, 2016

Exhibit A

Land in Davidson County, Tennessee, being Lot No. 46 on the Plan of Southlake, Section 2, as of record in Plat Book 2083, page 84, Register's Office for Davidson County, Tennessee, being more particularly described as follows:

Beginning on the westerly margin of Southlake Drive at the corner of Lot Nos. 45 and 46; thence with the line between said two lots, westwardly 130 feet to the corner of Lots 45, 46 and 47; thence with the line between said Lots 46 and 47, southwardly 111 feet to the northerly margin of Lake Park Drive; thence with same, eastwardly 105 feet to the beginning of a curve; thence around said curve with a radius of 25 feet, northeasterly 39.27 feet to the westerly margin of Southlake Drive; thence with same, northwardly 86 feet to the beginning.

Being the same property conveyed to The Income Property Group GP by Special Warranty Deed of record in Instrument No. 20151026-0108698, Register's Office for Davidson County, Tennessee.