BILL GARRETT, Davidson County
Trans:T20160056478 DEEDQC
Recvd: 07/01/16 12:36 4 pgs
Fees:22.00 Taxes:0.00
20160701-0067778

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS PLC (MAS)
150 3rd Avenue South, Suite 2800
Nashville, Tennessee 37201

QUITCLAIM DEED

Address New Owner(s):	Send Tax Bills To:	Map/Parcel Numbers:
ELM HILL MANAGEMENT, LLC 480 James Robertson Parkway Nashville, TN 37219 Attn: CFO	Same	095-00-0-015.00

FOR AND IN CONSIDERATION OF THE SUM OF TEN ($10.00) DOLLARS, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, AIRLANE, LLC, a Tennessee limited liability company (the "Grantor"), has bargained and sold, and hereby transfers and conveys, to ELM HILL MANAGEMENT, LLC, a Tennessee limited liability company, and its successors and assigns, all of Grantor's right, title and interest in and to the property described on Exhibit A hereof.

This is improved property located on 2105 Elm Hill Pike, Nashville, Tennessee.

[Signature page follows.]

IN WITNESS WHEREOF, the undersigned Grantor has executed this instrument or has caused same to be executed as of the 29 day of June, 2016.

AIRLANE, LLC,
a Tennessee limited liability company

By: _____
Name: Winston C. Hickman
Title: Chief Manager

STATE OF Tennessee)

COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public having authority within the State and County aforesaid, Winston C. Hickman, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Chief Manager of Airlane, LLC, a Tennessee limited liability company, and is authorized by the company to execute this instrument on behalf of the company.

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

_____
Notary Public

My Commission Expires:

3-3-20

JOANN ATWOOD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires MAR. 3, 2020

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $0.

Charles C. Martin Jr.
Affiant (Representative of Grantee)

Subscribed and sworn to before me this 29 day of June, 2016.

Michelle Cannon
Notary Public

My Commission Expires: 9/10/2018

MICHELLE CANNON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires SEPT. 10, 2018

EXHIBIT A

[Legal Description]

PROPERTY DESCRIPTION

PROPERTY LOCATED IN THE 15TH COUNCILMANIC DISTRICT OF NASHVILLE, DAVIDSON COUNTY, TENNESSEE, BEING LOT 1 ON THE FINAL PLAT OF FIRST REVISION OF AIRLANE OFFICE COMPLEX AS OF RECORD IN PLAT BOOK 9700, PAGE 897, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT AN IRON ROD (SET) ON THE SOUTHERLY RIGHT-OF-WAY LINE OF ELM HILL PIKE, A 80-FOOT WIDE RIGHT-OF-WAY) AT THE NORTHWEST PROPERTY CORNER OF A TRACT OF LAND CONVEYED TO SCENIC VIEW BAPTIST CHURCH AS OF RECORD IN INSTRUMENT NO. 20010221-0016207, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE; THENCE,

1. LEAVING THE SOUTHERLY RIGHT-OF-WAY LINE OF ELM HILL PIKE, AND WITH THE WESTERLY PROPERTY LINE OF SAID SCENIC VIEW BAPTIST CHURCH PROPERTY, SOUTH 13 DEGREES 40 MINUTES 49 SECONDS EAST, 486.52 FEET TO AN IRON ROD (OLD) IN THE NORTHERLY PROPERTY LINE OF A TRACT OF LAND CONVEYED TO THE CEDARS AT ELM HILL, LLC AS OF RECORD IN INSTRUMENT NO. 20110331-0024827, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE; THENCE,

2. WITH THE NORTHERLY PROPERTY LINE OF SAID THE CEDARS AT ELM HILL, LLC PROPERTY, IN PART, SOUTH 71 DEGREES 39 MINUTES 24 SECONDS WEST, 298.63 FEET TO AN IRON ROD (OLD) ON THE EASTERLY RIGHT-OF-WAY LINE OF AIRLANE DRIVE, A 60-FOOT WIDE PUBLIC RIGHT-OF-WAY; THENCE,

3. WITH THE EASTERLY RIGHT-OF-WAY LINE OF SAID AIRLANE DRIVE, NORTH 13 DEGREES 45 MINUTES 53 SECONDS WEST, 528.62 FEET TO AN IRON ROD (OLD) AT THE SOUTHERLY END OF THE SOUTHEASTERLY RETURN CURVE AT THE INTERSECTION OF SAID AIRLANE DRIVE AND ELM HILL PIKE; THENCE,

4. WITH SAID RETURN CURVE TO THE RIGHT HAVING A RADIUS OF 25.00-FEET, A CENTRAL ANGLE OF 73 DEGREES 16 MINUTES 00 SECONDS, FOR AN ARC LENGTH OF 31.97 FEET TO AN IRON ROD (OLD) ON THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID ELM HILL PIKE; SAID CURVE HAS A CHORD BEARING AND DISTANCE OF NORTH 46 DEGREES 29 MINUTES 47 SECONDS EAST, 29.83 FEET; THENCE,

5. WITH THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID ELM HILL PIKE, NORTH 83 DEGREES 09 MINUTES 10 SECONDS EAST, 274.49 FEET TO THE POINT OF BEGINNING AND CONTAINING 153,819 SQUARE FEET OR 3.531 ACRES, MORE OR LESS, AS CALCULATED BY THE ABOVE COURSES AND DISTANCES WHICH WERE WITHIN THE PRECISION REQUIREMENTS OF AN ALTA/ACSM LAND TITLE SURVEY OF 2011.

Being the same property conveyed to Airlane, LLC, a limited liability company, by Warranty Deed of record in Book 11461, Page 96, Register's Office of Davidson County, Tennessee.