Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
Levy Place, L.P. 701 South Sixth Street Nashville, Tennessee 37206	Map/Par. 08211016500 Map/Par. 08211016600 Map/Par. 08211016700 Map/Par. 08211016800 Map/Par. 08211016900 Map/Par. 08211017000 Map/Par. 08211017100 Map/Par. 08211017200 Map/Par. 08211017300 Map/Par. 08211017400	Levy Place, L.P. 701 South Sixth Street Nashville, Tennessee 37206

BILL GARRETT, Davidson County
Trans:T20160065491 DEEDWARRSP
Recvd: 07/29/16 14:42 6 pgs
Fees:33.00 Taxes:44400.00
20160729-0078544

This instrument prepared by: Reno & Cavanaugh, PLLC
424 Church Street, Suite 1750, Nashville, TN 37219

SPECIAL WARRANTY DEED

WHEREAS, Metropolitan Development and Housing Agency (herein "Grantor") is a public body and a body corporate and politic organized under Chapter 20, Title 13, Tennessee Code Annotated, as amended (the "Housing Act") and the owner of certain real property located in Nashville, Davidson County, Tennessee, being more particularly described in Exhibit A attached hereto and incorporated herein by this reference (the "Land"); and

WHEREAS, Levy Place, L.P. (herein "Grantee") is a Tennessee limited partnership; and

NOW, THEREFORE, FOR AND IN CONSIDERATION of the sum of TWELVE MILLION and NO/100 DOLLARS ($12,000,000.00) cash in hand paid, and other good and

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is twelve million and 00/100 Dollars ($12,000,000.00).

Affiant

Subscribed and sworn to before me this 28 day of July, 2016.

MARCY E. SHELTON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Notary Public
My Commission Expires: 9/11/2017

valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, Grantor has bargained and sold, and by these presents does transfer and convey the Land to Grantee, its successors and assigns.

This conveyance of all covenants and warranties contained herein, are made expressly subject to the matters set forth on Exhibit B, which is attached hereto and incorporated herein by reference.

This is improved property, located at 303 Foster Street, Nashville, Davidson County, Tennessee 37207.

TO HAVE AND TO HOLD the Land, with all appurtenances, estate, title, and interest thereto belonging to Grantee, its successors and assigns, forever.

Grantor covenants with Grantee that the Improvements are free from all encumbrances made or suffered by Grantor, except to the extent otherwise set forth herein.

Grantor further covenants and binds itself, its successors and assigns, to warrant and forever defend the title to the Land to Grantee, its successors and assigns, against the lawful claims of all persons whomsoever claiming by, through or under Grantor.

[signature and notary acknowledgement on following page]

IN WITNESS WHEREOF, Grantor has caused this Special Warranty Deed of Improvements to be executed on this 28th day of July, 2016.

METROPOLITAN DEVELOPMENT AND HOUSING AGENCY, a public body and a body corporate and politic organized and existing pursuant to Tennessee Code Annotated Section 13-20-101 et. seq.

By: James C. Harbison
James E. Harbison, Executive Director

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, V. Jean Merkle, a Notary Public of said County and State, personally appeared James E. Harbison with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be Executive Director of METROPOLITAN DEVELOPMENT AND HOUSING AGENCY, the within named bargainor, a public body and a body corporate and politic organized and existing pursuant to Tennessee Code Annotated Section 13-20-101 et. seq., and that he as such Executive Director executed the foregoing instrument for the purposes therein contained, by signing the name of METROPOLITAN DEVELOPMENT AND HOUSING AGENCY by himself as Executive Director.

Witness my hand and seal, at office in Nashville, Tennessee, this 27th day of July, 2016.

V. Jean Merkle
Notary Public

My Commission Expires: 9-11-2017

V. JEAN MERKLE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires SEPT. 11, 2017

EXHIBIT A

LEGAL DESCRIPTION OF LAND

SITUATED IN DAVIDSON COUNTY, TENNESSEE BEING LOT NO. 1 ON THE FINAL PLAT OF SAM LEVY HOMES OF RECORD IN INSTRUMENT NO. 200503040024260, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, REFERENCE TO WHICH IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF SAID LOT.

BEING THE SAME PROPERTY CONVEYED TO METROPOLITAN DEVELOPMENT AND HOUSING AGENCY BY DEED OF RECORD IN INSTRUMENT NO. 200212270147252 AND CONVEYED TO THE NASHVILLE HOUSING AUTHORITY BY DEEDS OF RECORD IN BOOK 2039, PAGE 299, BOOK 2043, PAGE 69, BOOK 2046, PAGE 523, BOOK 2044, PAGE 529, BOOK 2043, PAGE 34, BOOK 2043, PAGE 101, BOOK 2040, PAGE 419, BOOK 2040, PAGE 416, BOOK 2043, PAGE 55, BOOK 2040, PAGE 422, BOOK 2043, PAGE 63, AND BOOK 2038, PAGE 29, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SITUATED IN DAVIDSON COUNTY, TENNESSEE BEING LOT NOS. 2 and 3 ON THE FINAL PLAT OF SAM LEVY HOMES OF RECORD IN INSTRUMENT NO. 200503040024260, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, REFERENCE TO WHICH IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF SAID LOT.

BEING THE SAME PROPERTY CONVEYED TO THE NASHVILLE HOUSING AUTHORITY BY DEEDS OF RECORD IN BOOK 2084, PAGE 47, BOOK 2046, PAGE 521, BOOK 2039, PAGE 301, BOOK 2040, PAGE 405, BOOK 2088, PAGE 466, BOOK 2086, PAGE 193, BOOK 2039, PAGE 39, BOOK 2037, PAGE 323, BOOK 2040, PAGE 418, BOOK 2038, PAGE 252, BOOK 2039, PAGE 304, BOOK 2040, PAGE 421, BOOK 2088, PAGE 131, BOOK 2040, PAGE 414, BOOK 2038, PAGE 227, BOOK 2038, PAGE 242, BOOK 2041, PAGE 438, BOOK 2041, PAGE 437, BOOK 2038, PAGE 236, BOOK 2039, PAGE 38, BOOK 2039, PAGE 31, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SITUATED IN DAVIDSON COUNTY, TENNESSEE BEING LOT NO. 4 ON THE FINAL PLAT OF SAM LEVY HOMES OF RECORD IN INSTRUMENT NO. 200503040024260, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, REFERENCE TO WHICH IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF SAID LOT.

BEING THE SAME PROPERTY CONVEYED TO THE NASHVILLE HOUSING AUTHORITY BY DEEDS OF RECORD IN BOOK 3531, PAGE 348, BOOK 2037, PAGE 278, BOOK 2037, PAGE 273, BOOK 2042, PAGE 141, BOOK 2039, PAGE 298, BOOK 2037, PAGE 269, BOOK 2040, PAGE 417, BOOK 2038, PAGE 237, BOOK 2042, PAGE 152, BOOK 2038, PAGE 254, BOOK 2042, PAGE 151, BOOK 2038, PAGE 203, BOOK 2038, PAGE 243, BOOK 2042, PAGE 153, BOOK 2043, PAGE 58, BOOK 2040, PAGE 412, BOOK 2100, PAGE 465, BOOK 2039, PAGE 34, BOOK 2040, PAGE 410, BOOK 2042, PAGE 107, BOOK 2037, PAGE 319, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SITUATED IN DAVIDSON COUNTY, TENNESSEE BEING LOT NO. 5, 6, AND 7 ON THE FINAL PLAT OF SAM LEVY HOMES OF RECORD IN INSTRUMENT NO. 200503040024260, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, REFERENCE TO WHICH IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF SAID LOT.

BEING THE SAME PROPERTY CONVEYED TO THE NASHVILLE HOUSING AUTHORITY BY DEEDS OF RECORD IN BOOK 2040, PAGE 413, BOOK 2037, PAGE 276, BOOK 2037, PAGE 411,

BOOK 2037, PAGE 414, BOOK 2037, PAGE 409, BOOK 2037, PAGE 267, BOOK 2037, PAGE 272, BOOK 2038, PAGE 255, BOOK 2037, PAGE 410, BOOK 2038, PAGE 235, BOOK 2042, PAGE 150, BOOK 2037, PAGE 274, BOOK 2039, PAGE 302, BOOK 2040, PAGE 411, BOOK 2038, PAGE 238, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SITUATED IN DAVIDSON COUNTY, TENNESSEE BEING LOT NO. 8 ON THE FINAL PLAT OF SAM LEVY HOMES OF RECORD IN INSTRUMENT NO. 200503040024260, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, REFERENCE TO WHICH IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF SAID LOT.

BEING THE SAME PROPERTY CONVEYED TO THE NASHVILLE HOUSING AUTHORITY BY DEEDS OF RECORD IN BOOK 2043, PAGE 64, BOOK 2046, PAGE 544, BOOK 2083, PAGE 629, BOOK 2041, PAGE 456, BOOK 2038, PAGE 239, BOOK 2037, PAGE 271, BOOK 2037, PAGE 412, BOOK 2037, PAGE 266, BOOK 2037, PAGE 268, BOOK 2041, PAGE 435, BOOK 2037, PAGE 277, BOOK 2038, PAGE 240, BOOK 2083, PAGE 632, BOOK 2037, PAGE 270, BOOK 2040, PAGE 428, BOOK 2086, PAGE 168, BOOK 2043, PAGE 61, BOOK 2039, PAGE 32, BOOK 2038, PAGE 245, BOOK 2039, PAGE 35, BOOK 2040, PAGE 415, BOOK 2039, PAGE 303, BOOK 3504, PAGE 222, BOOK 2039, PAGE 36, BOOK 2039, PAGE 35, BOOK 2039, PAGE 251, BOOK 2038, PAGE 251, BOOK 2043, PAGE 66, BOOK 2045, PAGE 519, BOOK 2046, PAGE 517, BOOK 2042, PAGE 145, BOOK 2045, PAGE 519, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SITUATED IN DAVIDSON COUNTY, TENNESSEE BEING LOT NO. 9 ON THE FINAL PLAT OF SAM LEVY HOMES OF RECORD IN INSTRUMENT NO. 200503040024260, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, REFERENCE TO WHICH IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF SAID LOT.

BEING THE SAME PROPERTY CONVEYED TO METROPOLITAN DEVELOPMENT AND HOUSING AGENCY BY DEEDS OF RECORD IN INSTRUMENT NOS. 200204010039415, 200205140059096, 200208200100700, 200206100070350, 200303200036791, 200303060029953, 200204010039414, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SITUATED IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 10 AS SHOWN ON THE FINAL PLAT OF SAM LEVY HOMES OF RECORD IN INSTRUMENT NO. 20050304-0024260, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, REFERENCE TO WHICH IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF SAID LOT.

THE SAID FINAL PLAT OF SAM LEVY HOMES OF RECORD IN INSTRUMENT NO. 20050304-0024260, HAVING BEEN AMENDED BY SURVEYOR'S CERTIFICATE OF CORRECTION, OF RECORD IN INSTRUMENT NO. 20051026-0129326, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

BEING A PORTION OF THE SAME PROPERTY CONVEYED TO METROPOLITAN DEVELOPMENT AND HOUSING AGENCY BY DEEDS OF RECORD IN INSTRUMENT NOS. 200204170047799, 200205140059096, AND IN 200208200100700, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

EXHIBIT B

PERMITTED ENCUMBRANCES

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

2. All matters as shown on Plat of record in Instrument No. 200503040024260; as corrected by Surveyor's Certificate of Correction in Instrument No. 200510260129326, Register's Office for Davidson County, Tennessee.

3. Street and Utility Easement Plat of record in Plat Book 2663, page 11, Register's Office for Davidson County, Tennessee.

4. Easements and rights as set forth in Bill No. 64-257 by the Council of the Metropolitan Government of Nashville and Davidson County to close and abandon portions of several streets and alleys.

5. Easements and rights as set forth in Bill No. 66-856 by the Council of the Metropolitan Government of Nashville and Davidson County, Tennessee to close and abandon portions of several streets and alleys.

6. Easements and rights as set forth in Ordinance No. BL 2004-457 by the Council of the Metropolitan Government and Nashville and Davidson County to abandon certain water and sewer easements.

7. Grant of Easement of record in Instrument No. 201307080070566, Register's Office for Davidson County, Tennessee.

8. Easement of record in Book 5434, page 431, Register's Office for Davidson County, Tennessee.

9. Easements and rights as set forth in Street Closing Ordinance of record in Book 2875, page 277, Register's Office for Davidson County, Tennessee.