QUITCLAIM DEED

Davidson County	DEEDQC
Recvd: 11/17/16 10:23	6 pgs
Fees:32.00 Taxes:0.00	
20161117-0121254	

To: SHADOWBLUFF APARTMENTS, LLC
From: ALLIANCE PJRT LIMITED PARTNERSHIP

This instrument was prepared by:
KIRKLAND & ELLIS LLP
601 Lexington Avenue
New York, NY 10022
Attn : Loren Snow

Address New Owner as Follows:	Send Tax Bills To:	Map/Parcel Numbers
Shadowbluff Apartments, LLC c/o Highmark Holdings, LLC 144 Second Avenue N, Suite 400 Nashville, TN 37201	Shadowbluff Apartments, LLC c/o Highmark Holdings, LLC 144 Second Avenue N, Suite 400 Nashville, TN 37201	Map 119, Parcel 1

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $0.

MARCY E. SHELTON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Affiant

Sworn to and subscribed before me, this 16th day of November, 2016.

Notary Public

My Commission Expires: 9/11/2017

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by Shadowbluff Apartments, LLC, a Tennessee limited liability company (the "Grantee"), and other good and valuable considerations, the receipt of which is hereby acknowledged, ALLIANCE PJRT LIMITED PARTNERSHIP (the "Grantor") by these presents does transfer, quitclaim and convey unto Grantee and Grantee's successors and assigns, all of Grantor's interest in the real property located in Davidson County, Tennessee, described on Exhibit A attached hereto and incorporated herein by reference, and any improvements thereon.

IN WITNESS WHEREOF, Grantor has caused this Quitclaim Deed to be executed effective as of the 16th day of November, 2016.

ALLIANCE PJRT LIMITED PARTNERSHIP,
a Delaware limited partnership

By: Alliance PJRT GP, L.L.C.,
a Delaware limited liability company,
its General Partner

By: _____
Name: James Kane
Its: Authorized Signatory

STATE OF Georgia)
COUNTY OF Cobb)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared James Kane, with whom I am personally acquainted (or provided to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Authorized Signatory of Alliance PJRT GP, L.L.C., which is the general partner of ALLIANCE PJRT LIMITED PARTNERSHIP, the within named bargainor, and that he as such Authorized Signatory, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the general partner by himself as Authorized Signatory, being authorized to act on behalf of ALLIANCE PJRT LIMITED PARTNERSHIP.

Witness my hand and seal, at office in Atlanta, Georgia, this the 8 day of November, 2016.

_____
NOTARY PUBLIC

MELLANY WILLIAMSON
NOTARY PUBLIC
COBB COUNTY, GEORGIA
Commission Expires
MARCH 18, 2020

My Commission Expires: March 18, 2020

EXHIBIT A

PROPERTY DESCRIPTION

Land in Davidson County, Tennessee, being described as follows:

BEING A CERTAIN TRACT OF LAND LYING IN THE SIXTEENTH COUNCIL DISTRICT OF METROPOLITAN NASHVILLE, DAVIDSON COUNTY, TENNESSEE. SAID TRACT BEING ALL OF PARCEL NUMBER 1 AS SHOWN ON DAVIDSON COUNTY PROPERTY MAP NUMBER 119. SAID PARCEL IS LOCATED AT THE SOUTHERLY TERMINUS OF PLUS PARK BOULEVARD AND BEING MORE PARTICULARLY DESCRIBED, BY METES AND BOUNDS, AS FOLLOWS:

BEGINNING AT AN IRON ROD (OLD) WITH A CAP STAMPED, RAGAN-SMITH & ASSOCIATES, AT THE SOUTHEASTERLY CORNER OF LOT 3 AS SHOWN ON THE FINAL PLAT ENTITLED, THE RESUBDIVISION OF LOT 16 ON THE RESUBDIVISION OF SECTION 12, THE PLUS PARK, OF RECORD IN PLAT BOOK 5200, PAGE 482, R.O.D.C.T., (REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE). SAID LOT BEING THE D.B. PERRY HOLDINGS, G.P. PROPERTY OF RECORD AS INSTRUMENT NO. 20131126-0121518, R.O.D.C.T. SAID IRON ROD ALSO BEING IN THE WESTERLY RIGHT-OF-WAY LINE OF PLUS PARK BOULEVARD (60-FOOT PUBLIC RIGHT-OF-WAY) AT THE SOUTHERLY TERMINUS OF SAID BOULEVARD AND BEING IN THE NORTHERLY LINE OF THE HEREIN DESCRIBED PROPERTY;

THENCE, CROSSING THE SOUTHERLY TERMINUS OF SAID PLUS PARK BOULEVARD, NORTH 89 DEGREES 43 MINUTES 09 SECONDS EAST, 60.00 FEET TO A P.K. NAIL (OLD) IN THE EASTERLY RIGHT-OF-WAY LINE OF SAID PLUS PARK BOULEVARD;

THENCE, WITH SAID EASTERLY RIGHT-OF-WAY LINE, IN A NORTHERLY AND WESTERLY DIRECTION WITH A 454.59 FOOT CURVE TO THE LEFT, HAVING A CENTRAL ANGLE OF 07 DEGREES 54 MINUTES 33 SECONDS, AN ARC LENGTH OF 62.75 FEET, AND A CHORD BEARING AND DISTANCE OF NORTH 04 DEGREES 20 MINUTES 15 SECONDS WEST, 62.70 FEET TO AN IRON ROD (OLD) WITH A CAP STAMPED, RAGAN-SMITH & ASSOCIATES, AT THE SOUTHWESTERLY CORNER OF LOT 13 AS SHOWN ON THE FINAL PLAT ENTITLED, RESUBDIVISION OF LOTS 12 & 13 OF THE RESUBDIVISION OF THE PLUS PARK, SECTION 15, OF RECORD IN PLAT BOOK 5190, PAGE 355, R.O.D.C.T., SAID LOT BEING THE JON G. ENGLISH PROPERTY OF RECORD AS INSTRUMENT NUMBER 20130927-0102040 R.O.D.C.T.;

THENCE, LEAVING SAID EASTERLY RIGHT-OF-WAY LINE, WITH THE SOUTHERLY LINE OF SAID LOT 3, NORTH 81 DEGREES 36 MINUTES 47 SECONDS EAST, 107.57 FEET TO AN

IRON ROD (OLD) WITH A CAP STAMPED, RAGAN-SMITH & ASSOCIATES, AT THE NORTHWESTERLY CORNER OF LOT 2 AS SHOWN ON THE FINAL PLAT ENTITLED, RESUBDIVISION OF LOT NO. 2 ON THE RESUBDIVISION OF LOT 84 & RESERVED PARCEL, HILL-N-DALE, SECTION TWO, OF RECORD IN PLAT BOOK 5190, PAGE 746, R.O.D.C.T. SAID LOT BEING THE ADAM W. QUAST PROPERTY OF RECORD IN BOOK 11138, PAGE 369, R.O.D.C.T.;

THENCE, WITH THE WESTERLY LINE OF SAID LOT 2 FOR THE NEXT FOUR CALLS:
1) SOUTH 09 DEGREES 03 MINUTES 05 SECONDS EAST, 74.77 FEET TO AN IRON ROD (OLD) WITH A CAP STAMPED, RAGAN-SMITH & ASSOCIATES;
2) SOUTH 38 DEGREES 29 MINUTES 50 SECONDS WEST, 39.32 FEET TO A 5/8" IRON ROD (OLD) WITH NO CAP;
3) SOUTH 51 DEGREES 43 MINUTES 10 SECONDS EAST, 67.79 FEET TO AN IRON ROD (NEW) WITH A CAP STAMPED, RAGAN-SMITH & ASSOCIATES;
4) SOUTH 33 DEGREES 41 MINUTES 14 SECONDS EAST, 122.20 FEET TO AN IRON ROD (OLD) WITH A CAP STAMPED, RAGAN-SMITH & ASSOCIATES, IN THE NORTHERLY EDGE OF MILL CREEK, IN THE NORTHWESTERLY LINE OF JIMMY S. WILLIAMS AND WIFE, NORMA E. WILLIAMS PROPERTY OF RECORD IN BOOK 7739, PAGE 815, R.O.D.C.T.;

THENCE, WITH SAID WILLIAMS AND SAID MILL CREEK, SOUTH 52 DEGREES 06 MINUTES 29 SECONDS WEST, 50.03 FEET TO AN IRON ROD (OLD) WITH A CAP STAMPED, RAGAN-SMITH & ASSOCIATES, IN THE NORTHEASTERLY LINE OF LOT 112, GLENCLIFF ESTATES, SECTION 5, AS SHOWN ON THE FINAL PLAT ENTITLED, GLENCLIFF ESTATES, SECTION 5, OF RECORD IN PLAT BOOK 2133, PAGE 21 R.O.D.C.T., SAID LOT BEING THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY, TN PROPERTY OF RECORD AS INSTRUMENT NO. 20040830-0104147 R.O.D.C.T.;

THENCE, WITH THE NORTHWESTERLY LINE OF SAID GLENCLIFF ESTATES, SECTION 5, SAID MILL CREEK AND THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY, TN, FOR THE NEXT SEVEN CALLS:
1) NORTH 36 DEGREES 49 MINUTES 33 SECONDS WEST, 15.26 FEET TO AN IRON ROD (OLD) WITH A CAP STAMPED, RAGAN-SMITH & ASSOCIATES;
2) SOUTH 45 DEGREES 33 MINUTES 23 SECONDS WEST, 153.72 FEET TO AN IRON ROD (NEW) WITH A CAP STAMPED, RAGAN-SMITH & ASSOCIATES;
3) SOUTH 47 DEGREES 09 MINUTES 58 SECONDS WEST, 439.12 FEET TO A POINT, SAID POINT BEING NORTH 52 DEGREES 08 MINUTES 24 SECONDS WEST, 20.00 FEET FROM A WITNESS PIN, SAID PIN BEING AN IRON ROD (OLD) WITH A CAP STAMPED, RAGAN-SMITH & ASSOCIATES;
4) SOUTH 38 DEGREES 12 MINUTES 50 SECONDS WEST, 227.04 FEET TO A POINT, SAID POINT BEING NORTH 49 DEGREES 14 MINUTES 10 SECONDS WEST, 10.00 FEET FROM A WITNESS PIN, SAID PIN BEING AN IRON ROD (OLD) WITH A CAP STAMPED, RAGAN-SMITH & ASSOCIATES;
5) SOUTH 29 DEGREES 17 MINUTES 57 SECONDS WEST, 116.07 FEET TO AN IRON ROD (OLD) WITH A CAP STAMPED, RAGAN-SMITH & ASSOCIATES;
6) SOUTH 00 DEGREES 33 MINUTES 11 SECONDS WEST, 151.22 FEET TO AN IRON ROD (OLD) WITH A CAP STAMPED, RAGAN-SMITH & ASSOCIATES;
7) SOUTH 02 DEGREES 50 MINUTES 05 SECONDS EAST, 46.33 FEET TO A 5/8" IRON ROD (OLD) WITH NO CAP IN THE NORTHEASTERLY CORNER OF THE METROPOLITAN

GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY, TENNESSEE PROPERTY OF RECORD IN BOOK 5413, PAGE 974, R.O.D.C.T., SAID PROPERTY BEING A PORTION OF LOT 51 AS SHOWN ON THE FINAL PLAT ENTITLED, CRESCENT HEIGHTS, OF RECORD IN PLAT BOOK 2331, PAGE 106, R.O.D.C.T.

THENCE, WITH THE NORTHERLY LINE OF THE SAID METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY, TENNESSEE PROPERTY, AND LEAVING SAID MILL CREEK, SOUTH 49 DEGREES 02 MINUTES 17 SECONDS WEST, 53.23 FEET TO A 1/2" IRON ROD (OLD) WITH NO CAP IN THE EASTERLY RIGHT-OF-WAY LINE OF INTERSTATE HIGHWAY 24;

THENCE, WITH SAID EASTERLY RIGHT-OF-WAY LINE FOR THE NEXT THREE CALLS:
1) NORTH 12 DEGREES 45 MINUTES 42 SECONDS WEST, 489.02 FEET TO A CONCRETE MONUMENT (OLD);
2) NORTH 03 DEGREES 07 MINUTES 51 SECONDS WEST, 557.67 FEET TO A CONCRETE MONUMENT (OLD);
3) NORTH 03 DEGREES 06 MINUTES 46 SECONDS WEST, 65.52 FEET TO A 1/2" IRON ROD (OLD) WITH NO CAP AT THE SOUTHWESTERLY CORNER OF LOT 2 AS SHOWN ON THE FINAL PLAT ENTITLED, THE RESUBDIVISION OF LOT 16 ON THE RESUBDIVISION OF SECTION 12, THE PLUS PARK, OF RECORD IN PLAT BOOK 5200, PAGE 482, R.O.D.C.T., SAID LOT BEING THE PRIMERA IGLESIA BAUTISTA PROPERTY OF RECORD AS INSTRUMENT NUMBER 2011231-144905, R.O.D.C.T.;

THENCE, LEAVING SAID EASTERLY RIGHT-OF-WAY LINE, WITH THE SOUTHERLY LINE OF SAID LOT 2 AND THE SOUTHERLY LINE OF SAID LOT 3 (SAID D.B. PERRY HOLDINGS, G.P. PROPERTY), NORTH 89 DEGREES 17 MINUTES 36 SECONDS EAST, 589.14 FEET TO THE POINT OF BEGINNING AND CONTAINING 464,549 SQUARE FEET OR 10.665 ACRES, MORE OR LESS.

BEING THE SAME PROPERTY CONVEYED TO ALLIANCE RT LIMITED PARTNERSHIP RECORDED AS INSTRUMENT NO. 20030918-0138517, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, NOW KNOWN AS ALLIANCE PJRT LIMITED PARTNERSHIP. SEE ALSO SPECIAL WARRANTY DEED FROM ALLIANCE PJRT LIMITED PARTNERSHIP TO SHADOWBLUFF APARTMENTS, LLC RECORDED AS INSTRUMENT NO. 20161117-0121253, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

TRUE COPY CERTIFICATION

I, Jay H. Smith, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee:

County of Davidson:

Personally appeared before me, the undersigned, a notary public for this county and state, Jay H. Smith, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Denise C. Allis-Wilburn

, Notary Public

My commission Expires: 9-10-18
(affix Notary seal)

DENISE C. ALLIS-WILBURN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 9-10-2018