Bill Garrett Davidson County
Batch# 6615 DEEDQC
10/02/2017 03:59:34 PM 3 pgs
Fees: $18.00 Taxes: $17,592.50
20171002-0100871

FROM: CI Partners, LLC, an Illinois limited liability company
TO: CI-D Partners, LLC, an Illinois limited liability company

Address New Owner as follows:	Send Tax Bills to:	Map-Parcel Number:
CI-D Partners, LLC c/o Monroe Investment Partners LLC 6 E Monroe Street, Suite 300 Chicago, Illinois 60603	(same)	Map 82-2 Parcel 78

THIS INSTRUMENT PREPARED BY: Robert R. Campbell, Jr., Esq., Waller Lansden Dortch & Davis, LLP, 511 Union Street, Suite 2700, Nashville, Tennessee 37219

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $4,754,730.44.

Affiant

Subscribed and sworn to before me, this the 1st day of September, 2017.

LINDA J. BOGGESS STATE TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

Notary Public

My Comm. Expires: 7-2-2018 MY COMMISSION EXPIRES: JULY 2, 2018

QUITCLAIM DEED

FOR GOOD AND VALUABLE CONSIDERATION, **CI PARTNERS, LLC**, an Illinois limited liability company, hereinafter called "GRANTOR", by these presents, does hereby quitclaim and convey unto **CI-D PARTNERS, LLC**, an Illinois limited liability company, hereinafter called "GRANTEE", its successors and assigns, all of its right, title and interest, in and to the land in Davidson County, State of Tennessee, described as follows, to wit (the "Property"):

See Exhibit A attached hereto.

This is improved property commonly known as 800 - 840 Cowan Street, Nashville, Tennessee 37207.

[SIGNATURE PAGE FOLLOWS]

IN WITNESS WHEREOF, Grantor has caused this Quitclaim Deed to be executed this 2 day of October, 2017.

GRANTOR:

CI PARTNERS, LLC,
an Illinois limited liability company

By: Somax Properties Ltd.,
an Illinois corporation
Its: Manager

By: _____
Name: Donald J. Allen
Title: President

STATE OF TENNESSEE)
) SS:
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Donald J. Allen, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged himself to be the President of Somax Properties Ltd., an Illinois corporation, the Manager of CI Partners, LLC, an Illinois limited liability company, the within named bargainor, and that he as such President, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the limited liability company by himself as President of Somax Properties Ltd., the Manager of CI Partners, LLC.

Witness my hand and seal, at office this the 28th day of September, 2017.

_____
Notary Public

My Commission Expires: 7-2-2018

LINDA J. BOGGESS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMMISSION EXPIRES: JULY 2, 2018

EXHIBIT A

Legal Description

Land in Davidson County, Tennessee, being Lot(s) 3, as shown on the map entitled Cowan Industrial Park, of record in Plat Book 4460, pages 172 and 173, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being part of the same property conveyed to CI PARTNERS, LLC, AN ILLINOIS LIMITED LIABILITY COMPANY, by deed from THE EQUITABLE LIFE ASSURANCE SOCIETY OF THE UNITED STATES, A NEW YORK CORPORATION, of record as Instrument No. 20001229-0127510, as re-recorded as Instrument No. 20010220-0015618, dated December 26, 2000, said Register's Office.