ADDRESS NEW OWNER	MAP/PARCEL	SEND TAX BILLS TO:
555 N. Pleasantburg Drive, Suite 110 Greenville, SC 29607	13500025300	Same as New Owner
This instrument prepared by: Bradley Arant Boult Cummings LLP (SKL) 1600 Division Street, Suite 700, Nashville, Tennessee 37203		

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that RDM3 OF TENNESSEE, LLC, a Tennessee limited liability company ("Grantor"), for and in consideration of the sum of Ten and No/100ths Dollars ($10.00), the receipt and sufficiency of which are hereby acknowledged, has SUBJECT TO the matters on Exhibit A attached hereto, granted, bargained, sold and released, and by these presents does grant, bargain, sell and release an undivided 65% interest as a tenant in common unto TIC NASHVILLE SW, LLC, a Tennessee limited liability company, an undivided 25% interest as a tenant in common unto STEPHEN R. CHERRY, LLC, a Georgia limited liability company, and an undivided 10% interest as a tenant in common unto JOHN A. WORKMAN, III, AS TRUSTEE OF THE BOYD INVESTMENT IRREVOCABLE TRUST, created by that certain Trust Agreement dated July 5, 2011 (collectively, the "Grantee"), and Grantee's successors and assigns, in the following described property, to wit:

LAND in Davidson County, Tennessee, being Lot No. A2, on the Plan of Final Plat, Resubdivision of Lot 3, Nashboro Square, as shown on plat of record in Instrument No. 20170203-0011915, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description of the property.

Being part of the same property conveyed to RDM3 OF TENNESSEE, LLC, a Tennessee limited liability company by Special Warranty Deed of record in Instrument No. 20150903-0090026, in the Register's Office of Davidson County, Tennessee.

Together with appurtenant easements as set forth in Declaration of Easements, Covenants, Conditions and Restrictions of record in Instrument No. 20031015-0153147, in the Register's Office of Davidson County, Tennessee.

Together with appurtenant easements as set forth in Declaration of Reciprocal Easement, Access and Maintenance Agreement of record in Instrument No. 20050520-0057418, in the Register's Office of Davidson County, Tennessee.

AND ALSO TOGETHER WITH all right, title and interest of the Grantor in and to any land lying within the right of way or bed of any public highway, street, or road crossing, abutting or adjacent to the property herein described to the center line thereof, and in and to any alleys, strips or gores of land adjoining or pertaining to said property.

STATE OF Mississippi
COUNTY OF Pontotoc

The actual consideration or value, whichever is greater, for this transfer is $1,075,000.00.

Affiant

Subscribed and sworn to before me this 25 day of October, 2017.

Notary Public
My Commission Expires: 4/14/2020

STATE OF MISSISSIPPI NOTARY PUBLIC ID # 11578 RICKEY H. RICHARDSON Commission Expires April 14, 2020 PONTOTOC COUNTY

Bill Garrett Davidson County
Batch# 19590 DEEDWARRSP
10/31/2017 09:47:52 AM 3 pgs
Fees: $18.00 Taxes: $3,977.50

20171031-0111328

TO HAVE AND TO HOLD, all and singular, the above-described real property (the "Premises") unto Grantee and Grantee's successors and assigns, forever and Grantor does hereby bind itself and its successors and assigns to warrant and forever defend, all and singular, the Premises unto Grantee and Grantee's successors and assigns against Grantor and its successors and assigns and any person or persons whomsoever lawfully claiming or to claim the same, or any part thereof, by, through, or upon Grantor.

[REMAINDER OF PAGE INTENTIONALLY LEFT BLANK]

IN WITNESS WHEREOF, the Grantor has hereunto set its hand and seal, this 25 day of October, 2017.

RDM3 OF TENNESSEE, LLC, a Tennessee limited liability company

By: _____
Its: Member

STATE OF Mississippi)
)
COUNTY OF Pontotoc)

ACKNOWLEDGMENT

I, Rickey H. Richardson, a notary public for said County and State, do hereby certify that Justin Davis, as the duly authorized Member of RDM3 OF TENNESSEE, LLC, personally appeared before me this date and executed the foregoing instrument.

WITNESS my hand and notarial seal this 25 day of October, 2017.

Rickey H. Richardson
Notary Public for Mississippi
My Commission Expires: 4/14/2020

STATE OF MISSISSIPPI NOTARY PUBLIC ID # 115786 RICKEY H. RICHARDSON Commission Expires April 14, 2020 PONTOTOC COUNTY

Exhibit A
Permitted Exceptions

1. Real property taxes for the year 2018, a lien not yet due and payable.

2. Subject to the following matters shown on the Plan of record as Instrument No. 20170203-0011915, Register's Office of Davidson County, Tennessee:
   a. 20' P.U.D.E.
   b. 22' P.D.E.
   c. Storm Sewer line
   d. 24' Private Drive and P.U.D.E.
   e. 10' Easement

3. Terms and provisions of Declaration of Reciprocal Easement, Access and Maintenance Agreement, by and among CRSW Land and Cattle Company, L.L.C.; Robert Kyle Trent and First Tennessee Bank, N.A., as Trustee of the Derward K. Trent QTIP Marital Trust under Will; and Pharis Troop Douglas, Jr. and Mary Ida Louise Tripp, of record in Instrument No. 200505200057418, in the Register's Office of Davidson County, Tennessee.

4. Terms and provisions of Declaration of Easements, Covenants, Conditions and Restrictions by First Tennessee Bank, N.A., as Trustee of the Derward K. Trent QTIP Marital Trust under Will and Robelt Kyle Trent, of record in Instrument No. 200310150153147, in the Register's Office for Davidson County, Tennessee, but omitting any restriction, if any, based on race, color, religion, sex, handicap, familial status, or national origin unless and only to the extent that the restriction (a) is exempt under Title 42 of the United States Code, or (b) relates to handicap but does not discriminate against handicapped persons.

5. Terms and provisions of Declaration of Restrictions and Covenants for Stormwater Facilities and Systems, by RDM3 of Tennessee, LLC, of record in Instrument No. 201602160014236, in the Register's Office of Davidson County, Tennessee.

6. Deed of Conveyance from Derward K. Trent to Metropolitan Government of Nashville and Davidson County, Department of Water and Sewerage Services, of record in Book 6518, Page 875, in the Register's Office of Davidson County, Tennessee.

7. Deed of Conveyance from Derward K. Trent to Metropolitan Government of Nashville and Davidson County, Depaltment of Water and Sewerage Services, of record in Book 6518, Page 880, in the Register's Office of Davidson County, Tennessee.

8. Deed of Conveyance from Derward K. Trent to Metropolitan Government of Nashville and Davidson County, Department of Water and Sewerage Services, of record in Book 6518, Page 885, in the Register's Office of Davidson County, Tennessee.

9. Deed of Conveyance from Derward K. Trent to Metropolitan Government of Nashville and Davidson County, Department of Water and Sewerage Services, of record in Book 6518, Page 890, in the Register's Office of Davidson County, Tennessee.

10. Terms and provisions of that certain unrecorded Lease by and between RDM3, LLC, as landlord, and The Sherwin-Williams Company, as tenant only, without purchase options or rights of first refusal, as evidenced by Notice of Lease of record in Instrument No. 201601070001630, Register's Office of Davidson County, Tennessee.