Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
YMC Oldsmar Investments, LLC c/o Yonezawa-Miller Company, LLC 3611 Motor Avenue, Suite 100 Los Angeles, California 90034 Attn: Craig T. Yonezawa	095-03-0 23.00 and part of 095-03-0 128.00	YMC Oldsmar Investments, LLC c/o Yonezawa-Miller Company, LLC 3611 Motor Avenue, Suite 100 Los Angeles, California 90034 Attn: Craig T. Yonezawa
This instrument prepared by: Waller Lansden Dortch & Davis, LLP, Erin P. Hughes, Esq. 511 Union Street, Suite 2700, Nashville, Tennessee 37219-1760		

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00) cash in hand paid, the receipt and sufficiency of which are hereby acknowledged, DES-TECH (TN) LIMITED PARTNERSHIP, a Delaware limited partnership (the "Grantor"), by these presents hereby sells, assigns, and quitclaims to YMC OLDSMAR INVESTMENTS, LLC, a Delaware limited liability company (the "Grantee"), Grantee's successors and assigns, all of Grantor's right, title, and interest in and to certain land in Davidson County, Tennessee, being more particularly described in Exhibit A, which is attached hereto and incorporated herein by reference (the "Property").

This is improved property known as One Bridgestone Park, Nashville, TN 37214.

The Property is conveyed expressly subject to all limitations, restrictions, and encumbrances as may affect the Property.

(Signature Page to Follow)

Bill Garrett Davidson County
Batch# 69149 DEEDQC
03/15/2018 09:12:21 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20180315-0024300

IN WITNESS WHEREOF, the Grantor has executed this Deed this 14 day of March, 2018.

DES-TECH (TN) LIMITED PARTNERSHIP,
a Delaware limited partnership

By: DES-TECH GP (TN) QRS 16-49, INC., a Delaware corporation, its general partner

By: _____
Brooks G. Gordon, Managing Director

STATE OF NEW YORK
COUNTY OF NEW YORK

Before me, the undersigned, a Notary Public in and for said County and State aforesaid, personally appeared ~~Tripp Bailey~~ Brooks G. Gordon, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged himself to be ~~Vice President~~ Managing Director of DES-TECH GP (TN) QRS 16-49, INC., a Delaware corporation, the general partner of DES-TECH (TN) LIMITED PARTNERSHIP, a Delaware limited partnership, the within named bargainor, and that he, as such ~~Vice President~~ Managing Director, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as ~~Vice President~~ Managing Director.

Witness my hand and seal, at office in New York, New York, this the 13th day of March, 2018.

Cristal Maria Garcia
NOTARY PUBLIC
My Commission Expires: 12/4/2021

[SEAL]

CRISTAL MARIA GARCIA
Notary Public – State of New York
NO. 01GA6367877
Qualified in New York County
My Commission Expires Dec 4, 2021

STATE OF NEW YORK
COUNTY OF NEW YORK

The actual consideration for this transfer is $0.00.

_____
Affiant

Subscribed and sworn to before me this 13th day of March, 2018.

Cristal Maria Garcia
Notary Public
My Commission Expires: 12/4/2021

CRISTAL MARIA GARCIA
Notary Public – State of New York
NO. 01GA6367877
Qualified in New York County
My Commission Expires Dec 4, 2021

EXHIBIT A

BEING A TRACT OF LAND IN NASHVILLE, TENNESSEE, LYING IN THE 15TH COUNCILMATIC DISTRICT OF DAVIDSON COUNTY, AND BEING LOT 1 ON THE PLAT OF REVISION ONE OF THE RESUBDIVISION OF LOTS ONE & TWO, PHASE 1 & 2, BRILEY CORNERS SUBDIVISION, OF RECORD IN INSTRUMENT NO. 200506170069533, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, ALSO BEING DESCRIBED ACCORDING TO A SURVEY PREPARED BY ROBERT M. SEARSON, RLS NO. 1666, LITTLEJOHN ENGINEERING ASSOCIATES, DATED FEBRUARY 18, 2005, LAST REVISED JUNE 20, 2005, UNDER JOB NO. 25022, AS FOLLOWS:

POINT OF BEGINNING BEING A POINT LYING ON THE INTERSECTION OF SAID ROW (WIDTH VARIES) OF BRILEY PARKWAY AND SAID EASTERN ROW (70' WIDE) OF CRAIGMEADE DRIVE; THENCE ALONG SAID ROW OF BRILEY PARKWAY WITH THE FOLLOWING:

S73°53'31"E 214.22' TO A POINT; THENCE S47°25'55"E 484.06' TO A POINT; THENCE S00°42'29"W 116.43' TO A POINT; THENCE S15°05'29'E 148.35' TO A POINT; THENCE S01°36'22"E 54.37' TO A POINT; THENCE LEAVING SAID ROW OF BRILEY PARKWAY WITH THE FOLLOWING:

S46°33'52"W 157.91' TO A POINT; THENCE S85°26'59"W 72.64' TO A POINT; THENCE N29°01'55"W 90.19' TO A POINT; THENCE S62°32'49"W 151.42' TO A POINT; THENCE ALONG A CURVE TO THE LEFT HAVING A LENGTH OF 89.46', A RADIUS OF 250.00', AN INTERIOR ANGLE OF 20°30'08" AND HAVING A CHORD BEARING AND DISTANCE OF N36°05'15"W 88.98' TO POINT; THENCE N50°01'52"W 68.38' TO A POINT; THENCE N55°11'29"W 42.39' TO A POINT; THENCE N16°16'05"E 18.18' TO A POINT; THENCE ALONG A CURVE TO THE LEFT HAVING A LENGTH OF 78.16', A RADIUS OF 235.50', AN INTERIOR ANGLE OF 19°01'01" AND HAVING A CHORD BEARING AND DISTANCE OF N06°45'33"E 77.81' TO A POINT; THENCE N02°44'56"W 53.64' TO A POINT; THENCE ALONG A CURVE TO THE RIGHT HAVING A LENGTH OF 55.53', A RADIUS OF 25.50', AN INTERIOR ANGLE OF 124°45'41" AND HAVING A CHORD BEARING AND DISTANCE OF N59°37'54"E 45.19' TO A POINT; THENCE ALONG A CURVE TO THE LEFT HAVING A LENGTH OF 79.13', A RADIUS OF 625.00', AN INTERIOR ANGLE OF 07°15'15" AND HAVING A CHORD BEARING AND DISTANCE OF N61°36'53"W 79.08' TO A POINT; THENCE ALONG A CURVE TO THE LEFT HAVING A LENGTH OF 60.82', A RADIUS OF 200.00', AN INTERIOR ANGLE OF 17°25'24" AND HAVING A CHORD BEARING AND DISTANCE OF N73°57'12"W 60.58' TO A POINT; THENCE N82°39'54"W 30.29' TO A POINT LYING ON SAID EASTERN ROW OF CRAIGMEADE DRIVE; THENCE ALONG SAID ROW OF CRAIGMEADE DRIVE WITH THE FOLLOWING:

N03°40'04"E 270.55' TO A POINT; THENCE ALONG A CURVE TO THE LEFT HAVING A LENGTH OF 113.58', A RADIUS OF 571.27', AN INTERIOR ANGLE OF 11°23'30" AND HAVING A CHORD BEARING AND DISTANCE OF N02°02'04"W 113.39' TO A POINT; THENCE N07°43'49"W 26.84' TO A POINT; THENCE N02°47'41"E 26.91' TO THE POINT OF BEGINNING.

CONTAINING 316,230 SQUARE FEET OR 7.26 ACRES.

Being the same property conveyed to DES-TECH (TN) LIMITED PARTNERSHIP, A DELAWARE LIMITED PARTNERSHIP, by deed from BOYLE CRAIGMEADE, LP, A TENNESSEE LIMITED PARTNERSHIP, of record as Instrument No. 20050629-0074924, dated June 22, 2005, said Register's Office.

TOGETHER WITH the beneficial easement rights as set forth in that certain Appurtenant Access Easement Agreement of record as Instrument No. 20050629-0074925, said Register's Office.