THIS INSTRUMENT PREPARED BY: Polsinelli PC 150 N. Riverside Plaza, Suite 3000 Chicago, Illinois 60606 Attn: Jason Mathew, Esq. **WHEN RECORDED, RETURN TO:** First American Title Insurance Company 611 Commerce Street, Suite 3101 Nashville, Tennessee 37203 Attn: Matt Foster	**STATE OF TENNESSEE** **COUNTY OF DAVIDSON** The actual consideration or value, whichever is greater, for this transfer is: $0.00 Claire Burke Affiant Subscribed and sworn to before me this 20th day of July, 2018. Jodean M. King Notary Public My commission expires: 6/21/2021

JODEAN M. KING STATE OF TENNESSEE NOTARY PUBLIC ROBERTSON COUNTY

QUITCLAIM DEED

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP/PARCEL NO.
AP 1815 Division Nashville Property, LLC c/o Akara Partners, LLC 640 N. LaSalle Street, Suite 282 Chicago, Illinois 60654	[Same]	09216030200 09216030100 09216029800

FOR GOOD AND VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, **AP 1815 Division Holdings, LLC**, a Delaware limited liability company ("***Grantor***"), for itself and its successors and assigns, hereby releases, quitclaims and conveys to **AP 1815 Division Nashville Property, LLC**, a Delaware limited liability company ("***Grantee***"), any right, title and interest of Grantor in and to the premises located in Davidson County, Tennessee and described in **Exhibit A** hereto and incorporated herein by reference, together with all the rights, privileges, easements, servitudes, rights-of-way and appurtenances thereunto belonging (the "***Property***"). The property described in **Exhibit A** is unimproved property known as 1815 Division Street and 808-812 19th Avenue South, Nashville, Tennessee.

Grantor makes no representation or warranty whatsoever with respect to the Property or the ownership thereof. The Property is subject to all such limitations, restrictions and encumbrances as may affect such Property.

[SIGNATURE PAGE FOLLOWS]

Bill Garrett Davidson County
Batch# 118997 DEEDQC
07/20/2018 03:38:30 PM 5 pgs
Fees: $27.00 Taxes: $0.00
20180720-0071150

SIGNATURE PAGE
TO
QUITCLAIM DEED

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 20 day of July, 2018.

GRANTOR:

AP 1815 DIVISION HOLDINGS, LLC,
a Delaware limited liability company

By: _____
Name: Rajen Shastri
Title: Authorized Signatory

STATE OF ILLINOIS)

COUNTY OF Cook) ss.
)

On this 17th day of July, 2018, before me, the undersigned, a Notary Public in and for said state, personally appeared Rajen Shastri, as Authorized Signatory of AP 1815 Division Holdings, LLC, a Delaware limited liability company, known to me to be the person who executed the foregoing deed on behalf of said company and acknowledged to me that he executed the same for the purposes therein stated.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal at my office in said state, the day and year last above written.

{seal}

ANA M ALLES MAKSIN
Official Seal
Notary Public - State of Illinois
My Commission Expires Oct 20, 2019

_____
Notary Public

Printed Name: Ana M. Alles Maksin

My commission expires: Oct. 20, 2019

ANA M ALLES MAKSIN
Official Seal
Notary Public - State of Illinois
My Commission Expires Oct 20, 2019

EXHIBIT A

PROPERTY DESCRIPTION

The Land referred to herein below is situated in the County of Davidson, State of Tennessee, and described as follows:

Parcel 1:

Tract I:

Land in Davidson County, Tennessee, being Lot No. 177 on the Map of O.B. Hayes Second Plan of Small Lots of record in Plan Book 1, Page 81, Register's Office of Davidson County, Tennessee, described according to a survey made by John M. Duffer, Tennessee Registered Land Surveyor No. 1431, dated February 11, 2000, as follows:

Beginning at an iron rod in the east margin of 19th Avenue South, the common corner of Lots 177 and 178; thence with said common boundary, South 83°12'23" East 150.00 feet to an iron rod; thence South 07°39'00" West 49.965 feet to an iron rod in the common corner of Lots 176 and 177; thence with the common boundary of Lots 176 and 177, North 83°12'23" West 150.00 to an iron rod in the east margin of 19th Avenue South; thence North 07°39'00" East 49.965 feet to the point of beginning, containing 7,454.2 square feet, or 0.171 acre, more or less.

Tract II:

Land in Davidson County, Tennessee, being Lot Nos. 178 and 179 in O.B. Hayes Second Plan of Small Lots of record in Plan Book 1, Page 81, Chancery Court of Nashville, otherwise known as 808 and 810 Nineteenth Avenue South, Nashville, Tennessee, to which reference is hereby made for a more complete and accurate legal description.

Parcel 2:

A certain parcel of land in Davidson County, Tennessee, described as follows:

Being Lots 181, 182 and 238 on the plan of O.B. Hayes Small Lots, of record in Plat Book 1, Page 81, of the Chancery Court at Nashville, Lot No. 238 being also shown on the Plan of Campbell Hill and Elliott of record in Book 332, Page 108, of the Register's Office for Davidson County and described as follows:

Beginning at a point on the Easterly margin of 19th Avenue South at the common corner of Lots Nos. 180 and 181 as shown on the Plan of record in Plan Book 1, Page 81, aforesaid; thence Northerly along the Easterly margin of 19th Avenue South 106 feet to the Southeast intersection of 19th Avenue South and Division Street as shown on the Plan of Campbell Hill and Elliott above mentioned; thence, in a Northeasterly direction along the Southeasterly margin of Division Street 62.5 feet to the common corner of Lots Nos. 238 and 239 on said Plan of Campbell Hill and Elliott; thence Easterly with the dividing line between said Lots, 110 feet to the Westerly margin of an alley; thence Southerly with the Westerly margin of said alley 150 feet to the Northeast corner of Lot No. 180 on the Plan of O.B. Hayes Small Lots; thence, Westerly with the dividing line between said Lots 180 and 181, 154 feet more or less to the point of beginning.

And being the Northerly part of Lot No. 180 on the Plan of O.B. Hayes 2nd Addition, as of record in Plan Book No. 1, Page 81, of Chancery Court at Nashville. Said part of said Lot fronts 47 feet on the Easterly side of 19th Avenue South and runs back between lines 150 feet to an alley, measuring 47 feet 9 inches thereon.

Being the same property conveyed to AP 1815 Division Holdings, LLC by deeds of record as Instruments No. 201801190005775 and 201801190005777, Register's Office for Davidson County, Tennessee.

Parcel 1 and Parcel 2 also being described as follows pursuant to a new survey by Michael H. Charette, RLS 2048, Cherry Land Surveying, Inc., dated July 3, 2018 (as-surveyed legal):

A certain parcel of land in Davidson County, Tennessee, described as follows:

Being Lots 177-182 and 238 on the plan of O.B. Hayes Small Lots, of record in Plat Book 1, page 81, of the Chancery Court at Nashville, Lot No. 238 being also shown on the Plan of Campbell Hill and Elliott of record in Book 332, Page 108, of the Register's Office for Davidson County and described as follows:

Beginning at an existing pk nail at the intersection of the southerly right-of-way line of Division Street and the easterly right-of-way line of 19th Avenue South as shown on the Plan of Campbell Hill and Elliott above mentioned;

Thence with the southerly right-of-way line of Division Street, North 52 deg 52 min 14 sec East, 62.41 feet to an existing pk nail at a corner common with David Popkin, as of record in Deed Book 5606, Page 934, at said Register's Office;

Thence leaving the southerly right-of-way line of Division Street with the property line of David Popkin, South 82 deg 10 min 21 sec East, 109.82 feet to an iron rod set on the westerly right-of-way line of Alley No. 444;

Thence with the westerly right-of-way line of Alley No. 444, South 09 deg 04 min 56 sec West, 350.20 feet to an existing iron rod at a corner common with LMV M TOWER HOLDINGS, LLC, as of record in Deed Instrument No. 201509110092620, at said Register's Office;

Thence leaving the westerly right-of-way line of Alley No. 444 with the northerly property line of LMV M TOWER HOLDINGS, LLC, North 82 deg 23 min 08 sec West, 150.00 feet to an existing iron rod on the easterly right-of-way line of 19th Avenue South;

Thence with the easterly right-of-way line of 19th Avenue South, North 08 deg 30 min 55 sec East, 306.59 feet to the point of beginning, containing 52,200 square feet (1.20 acres more or less).

COMMONLY KNOWN AS: 808-812 19th Avenue South, Nashville, Tennessee 37203 and 1815 Division Street in Nashville, 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 therewith and that this is a true and correct copy of the original documents executed and authenticated according to law.

Signature

State of Tennessee

County of Davidson

Personally appeared before me, Jodean M. King, 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.

Notary's Signature

My Commission Expires: 6/21/2021

Notary Seal:

