Karen Y Johnson Davidson County
Batch# 156919 DEEDWARRSP
11/05/2018 03:54:33 PM 5 pgs
Fees: $28.00 Taxes: $4,810.00
20181105-0109726

This instrument was prepared by:
Josiah R. Reid
Nelson Mullins Riley & Scarborough LLP
150 4th Avenue North, Suite 1100
Nashville, Tennessee 37219

SPECIAL WARRANTY DEED

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP/PARCEL NO.
Nolen Harding Properties, LLC 8110 North Saint Louis Avenue Skokie, IL 60076 Attn: Rakesh Patel	[SAME]	147 03 0 069.00

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **SSI NOLENSVILLE, LLC**, a Tennessee limited liability company ("***Grantor***"), has bargained and sold, and by these presents does transfer and convey unto **NOLEN HARDING PROPERTIES, LLC**, a Delaware limited liability company ("***Grantee***"), and Grantee's successors and assigns, that certain parcel of land (the "***Property***") in Davidson County, State of Tennessee, being more particularly described on **Exhibit A** attached hereto.

This is unimproved real property identified as Map/Parcel No. 147 03 0 069.00 located at 420 Harding Place, Nashville, Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interest thereto belonging to the said Grantees, Grantees' successors and assigns, forever.

Conveyance is made subject to the permitted exceptions listed on the attached **Exhibit B** (the "***Permitted Encumbrances***").

Grantor covenants with the Grantee, its successors and assigns that the Property is free from all encumbrances made or suffered by Grantor, except the Permitted Encumbrances. And Grantor does further covenant and bind itself, its successors and assigns, to warrant and forever defend the title to the Property to the said Grantees, their successors and assigns against the lawful claims of all persons claiming by, through or under the Grantor, but not further or otherwise. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

[SIGNATURE PAGE FOLLOWS]

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 5th day of November, 2018.

SSI NOLENSVILLE, LLC, a Tennessee limited liability company

By: _____
Name: Bradley E. McNutt
Title: President

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, Notary Public, of the state and county aforementioned, personally appeared Bradley E. McNutt, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be president of **SSI NOLENSVILLE, LLC**, the within named bargainor, a Tennessee limited liability company, and that such person, as such president, executed the foregoing instrument for the purpose therein contained, by signing the name of the limited liability company by such person as president .

Witness my hand and seal, this 5th day of November, 2018.

_____
Notary Public

Jennifer Pugh-Nolan
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires May 5, 2020

My Commission Expires:

5/5/2020

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater for this transfer is $1,300,000.00.

Affiant

Subscribed and sworn to before me this the 5th day of November, 2018.

Notary Public

My Commission Expires: 5/5/2020

Jennifer Pugh-Nolan
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires May 5, 2020

EXHIBIT A

DESCRIPTION OF PROPERTY

Land in Davidson County, Tennessee, being Lot No. 7, as shown on the map entitled A Re-subdivision of Lot 4 of the Final Plat of Big K, of record as Instrument No. 20181030-0107104, 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 property conveyed to SSI Nolensville, LLC, a Tennessee limited liability company, by deed from Davidson Partners, LLC, of record as Instrument No. 20140731-0068253, dated July 16, 2014, said Register's Office.

EXHIBIT B

PERMITTED ENCUMBRANCES

1. General or special taxes and assessments required to be paid in the year 2019 and subsequent years.

2. Declaration of Covenants, Conditions, Liens, Easements and Restrictions, including, but not limited to, easements, assessments, special assessments, charges and liens, contained in an instrument of record as Instrument No. 20061206-0151018 and as amended as Instrument No. 20160727-0077347, Register's Office for Davidson County, Tennessee.

3. Declaration of Non-Exclusive Utility Construction and Access Easements of record as Instrument No. 20160727-0077348, said Register's Office.

4. Easement of record in Book 3897, page 771, said Register's Office.

5. Rights and Easement granted by Clearance Permit of record in Book 1065, page 230, said Register's Office.

6. Matters shown on the Plan of record as Instrument No. 20181030-0107104, said Register's Office.

7. Declaration of Restrictions and Covenants for Stormwater Facilities & Systems of record as Instrument No. 20180830-008959, said Register's Office.

8. All matters shown on the plat of survey by Paul G. Weatherford, Tenn. RLS No. 1941, with Weatherford and Associates, LLC, dated December 8, 2017, last revised November 2nd, 2018, and designated as Project No. 17-1233.