QUITCLAIM DEED	Based on the information provided by the parties. No title search has been performed and no warranties either express or implied are made regarding the condition of the title.

Karen Johnson Davidson County
Batch# 363233 DEEDQC
02/26/2020 11:42:30 AM 5 pgs
Fees: $27.00 Taxes: $0.00
20200226-0021363

THIS INSTRUMENT WAS PREPARED BY:
Manson Johnson Conner, PLLC, 215 2nd Ave North, Nashville, TN 37201

Address of New Owners	Send Tax Bills To	Map-Parcel Nos.
PSG 82, LLC **1650 Murfreesboro Road** **Franklin, TN 37067**	**PSG 82, LLC** **1650 Murfreesboro Road** **Franklin, TN 37067**	**092-11-0-090.03**

THIS INDENTURE, Made the 4th day of February, 2020, between Gary Micheels and **Mid Atlantic Products, LLC,** as party or parties of the first part, hereinafter called Grantor, and **PSG 82, LLC A Tennessee Limited Liability Company,** hereinafter called Grantee (the words "Grantor" and "Grantee" to include their respective heirs, successors and assigns where the context requires or permits).

WITNESSETH: That Grantor for and in consideration of ten dollars, the receipt of which is hereby acknowledged, has bargained, sold, and does by these present bargain sell, remise, release, and forever quitclaim to Grantee, all of their rights, titles and interests in said property, with respect to all of Grantors' titles, interests, claims or demands which the Grantors have or may have had in and to the following described properties located in **Davidson County, Tennessee**, to-wit:

See Exhibit A

IN WITNESS WHEREOF, the Grantor have signed and sealed this deed, the day and year above written.

Signed, sealed and delivered by Grantor

Gary Micheels

Mid Atlantic Products, LLC
By: Gary Micheels

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $10.00

AFFIANT

Notary Public

My Commission Expires: 05-03-2021

ANDRE P. JOHNSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-03-2021

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 4th day of February, 2020, before me personally appeared, Gary Micheels, to me known, or proved to me on the basis of satisfactory evidence to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act.

Witness my hand and official seal on this 4th day of February, 2020.

Notary Public
My Commission Expires: 05-03-2021

ANDRE P. JOHNSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-03-2021

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 4th day of February, 2020, before me personally appeared, Gary Micheels, Member of Mid Atlantic Products LLC, to me known, or proved to me on the basis of satisfactory evidence to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed and that as Sole Member of Mid Atlantic Corps, LLC is authorized to do so.

Witness my hand and official seal on this 4th day of February, 2020.

Notary Public
My Commission Expires: 05-03-2021

ANDRE P. JOHNSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-03-2021

Exhibit "A"

Land in Davidson County, Tennessee, being Lot 4 and the westerly part of Lot 3, as shown on the map entitled J.W. Lawless' Subdivision of the Charles M. Stewart Tract, of record as Book 161, page 20, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Beginning at a point in the northerly margin of Felicia Street, formerly Old Charlotte Road, or Stewart Street, east of the east right of way of the N.C. & St. L. Railroad; thence with the margin of Felicia Street, easterly 288 feet to a point; thence northerly 118.91 feet to the right of way line of said railroad; thence with said right of way line, southwesterly 311.75 feet, to the beginning.

Being the same property conveyed to MID ATLANTIC PRODUCTS LLC, A TENNESSEE LIMITED LIABILITY COMPANY, by deed from JIM PHELPS, of record in Instrument No. 20101203-0096611, dated December 3, 2010, said Register's Office. Mid Atlantic Products, LLC has since conveyed said property to Mid Atlantic Corps, LLC, a Tennessee limited liability company by Executor's quitclaim deed of record in Instrument No. 20171220-0129648, dated December 20, 2017, said Register's Office.

Being the same property conveyed to PSG 82, LLC by deed from MID ATLANTIC PRODUCTS LLC, A TENNESSEE LIMITED LIABILITY COMPANY, of record in Instrument No. 202002260021362, dated February 4, 2020, said Register's Office.

Certificate of Authenticity

I, Jennifer Chandler- Cole 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 herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of TENNESSEE
County of DAVIDSON

Personally appeared before me, Maxine J. Rucker, a notary public for this county and state, Jennifer Chandler- Cole 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: 11-06-2023

MAXINE J. R
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TE