THE PREPARER OF THIS INSTRUMENT MAKES NO REPRESENTATION AS TO STATUS OF TITLE

THIS INSTRUMENT PREPARED BY:	**Owner/Responsible Taxpayer:**
Thompson Burton PLLC 1801 West End Avenue, Suite 1550 Nashville, Tennessee 37203 Attn: William Burton, Esq.	NF IV – I Nashville DT, LLC 2000 Monarch Tower 3424 Peachtree Road, NE Atlanta, GA 30326 PARCEL ID NO.: 093-10-0-249.00

After Recording Return To:
Owner / Grantee

_____
_____
_____
_____

Karen Johnson Davidson County
Batch# 371545 DEEDQC
03/12/2020 03:28:54 PM 4 pgs
Fees: $22.00 Taxes: $0.00



20200312-0027981

(Space Above For Recorder's Use)

QUITCLAIM DEED

This Quitclaim (this "Deed") is dated as of the 11th day of March, 2020, between HOUSE AT SOBRO, LLC, a Delaware limited liability company ("Grantor"), whose address is 123 N. Court Street, P. O. Drawer 359, Fayetteville, West Virginia 25840, and NF IV – I NASHVILLE DT, LLC, a Delaware limited liability company ("Grantee"), whose mailing address is 2000 Monarch Tower, 3424 Peachtree Road, NE, Atlanta, GA 30326.

FOR AND IN CONSIDERATION of the sum of Ten Dollars and No/100 ($10.00), cash in hand paid by the Grantee and other good and valuable consideration accepted as cash, the receipt and sufficiency of which are hereby acknowledged, Grantor herein this day has bargained, sold and does by these presents bargain, sell, remise, release, and forever **QUITCLAIM** to Grantee all the right, title, interest, claim or demand which Grantor has or may have had in and to that certain real property, situate, lying and being in the City of Nashville, County of Davidson, State of Tennessee, which is described as follows:

SEE EXHIBIT A ATTACHED TO THIS DEED AND INCORPORATED INTO THIS DEED AS A PART HEREOF (the "Property");

BEING the same property conveyed to Grantor by that certain Special Warranty Deed dated as of December 27, 2019, from Barbara Eatherly and Cason A. Dickinson, recorded on December 31, 2019 as Instrument No. 20191231-0134824 in the Office of the Davidson County Register of Deeds, Davidson County, Tennessee. This is unimproved property, located at 508 Lea Avenue, Nashville, Davidson County, Tennessee 37203.

[Signatures Commence on Following Page]

IN WITNESS WHEREOF, Grantor has caused these presents to be executed in its name and on its behalf under seal as of the day and year first above written.

GRANTOR:

HOUSE AT SOBRO, LLC,
a Delaware limited liability company

By: F&S Management, LLC
Its: Manager

By: _____
Name: CHARLES H. WENDELL
Title: Manager

STATE OF WEST VIRGINIA

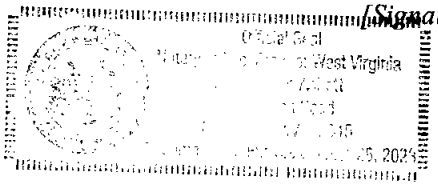
COUNTY OF KANAWHA

Personally appeared before me, a Notary Public in and for the above jurisdiction, the within named Charles H. Wendell with whom I am personally acquainted (or who was identified to me on the basis of satisfactory evidence), who after being first duly sworn, acknowledged that he is the President of F&S Management, LLC, the Manager of HOUSE AT SOBRO, LLC, a Delaware limited liability company, the within named grantor, and that in such capacity, he, being authorized so to do, executed the foregoing deed for the purposes therein contained, on behalf F&S Management, LLC, the Manager of HOUSE AT SOBRO, LLC as President.

Witness my hand and seal, at office, this the 9th day of March, 2020.

_____
NOTARY PUBLIC

My Commission Expires: October 28, 2023



[Signatures Continue on Following Page]

I hereby swear or affirm that, to the best of my knowledge, information and belief, the actual consideration for this transfer is $0.00.

GRANTEE:

NF IV – I NASHVILLE DT, LLC,
a Delaware limited liability company

By: _____
Name: James E. Conley, Jr.
Title: Vice President

Subscribed and sworn to before me this 9th day of March, 2020.

_____
Notary Public

My commission expires: May 10, 2022

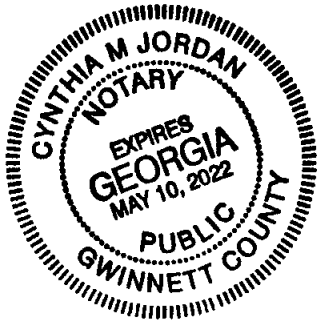


EXHIBIT "A" to Deed

LEGAL DESCRIPTION

Being a tract of land lying in Nashville, Davidson County, Tennessee and being more particularly described as follows:

Beginning at a nail set at the intersection of northerly right-of-way line of Lea Avenue, 50' in width, and the westerly right-of-way line of Alley Number 76, 15' in width;

Thence with the northerly right-of-way line of Lea Avenue, North 82 deg 53 min 49 sec West, 69.96 feet to the intersection with the easterly right-of-way line of Alley Number 71, 16' in width;

Thence with the easterly right-of-way line of Alley Number 71, North 27 deg 35 min 28 sec West, 101.56 feet to the intersection with the southerly right-of-way line of Alley Number 76, 14' in width;

Thence with the southerly right-of-way line of Alley Number 76, North 62 deg 32 min 32 sec East, 58.33 feet to the intersection with the westerly right-of-way line of Alley Number 76, 15' in width;

Thence with the westerly right-of-way line of Alley Number 76, South 27 deg 15 min 39 sec East, 141.25 feet to the point of beginning; containing 7,040 square feet or 0.162 acres more or less;

Being the same property conveyed to House at Sobro, LLC of record in Instrument Number 20191231-0134824 in the Register's Office for Davidson County, Tennessee.