Karen Johnson Davidson County
Batch# 543866 DEEDQC
12/31/2020 10:36:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20201231-0154993

QUITCLAIM DEED

STATE OF TENNESSEE, COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 31ST DAY OF DECEMBER, 2020.

NOTARY PUBLIC

BOBBIE COOPER STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON MY COMMISSION EXPIRES MAY 07, 2024

THIS INSTRUMENT WAS PREPARED BY:

Richard W. Sebastian
ORTALE KELLEY
330 Commerce Street, Suite 110
Nashville, TN 37201

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP – PARCEL NO.
MR HOTELS, LLC 2812-A White Oak Drive Nashville, TN 37215	SAME ADDRESS AS NEW OWNER	156090A00600CO

FOR A CONSIDERATION, the receipt and sufficiency of which is hereby acknowledged, LKM ADVANCED, LLC, a Tennessee limited liability company **(hereinafter referred to as "Grantor")**, by these presents, quitclaims, grants and convey unto MR HOTELS, LLC, a Tennessee limited liability **(hereinafter referred to as "Grantee")**, its successors and/or assigns, all of Grantor's right, title and interest in and to the following tract or parcel of land in Davidson County, State of Tennessee, more particularly described on Exhibit "A" attached hereto and incorporated herein by this reference (the "Land"), together with all buildings, structures and other improvements of any and every nature located on the Land and all fixtures attached or affixed to the Land or to any such buildings, structures or other improvements (collectively the Land, the "Property").

This is improved property known as 5737 Temple Road, Nashville, Davidson County, Tennessee 37221.

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

This instrument has been prepared based on information provided by Grantor and Grantee.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the Grantor have caused its name to be signed hereto by its duly authorized officer on this the 31st day of DEC, 2020.

LKM ADVANCED, LLC,
a Tennessee limited liability company

By: LKModi

Its: PRESIDENT

STATE OF TENNESSE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a notary public for the state and county aforesaid, LK MODI, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself/herself to be the PRESIDENT of LKM ADVANCED, LLC, a Tennessee limited liability company, the within named bargainor, and that he/she as such PRESIDENT as authorized on behalf of the limited liability company, executed the foregoing instrument for the purposes therein contained.

Witness my hand, at office, on DECEMBER, 31, 2020.

NOTARY PUBLIC

My Commission Expires: July 26, 2021

JEREMY P. BAWCOM
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires JULY 26, 2021

EXHIBIT "A"
Legal Description

Land located in Davidson County, Tennessee, being Outparcel 6, on the Plan of Harpeth Village P.U.D., as shown on plat of record in Instrument No. 20060505-0052434, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the Property.

Being the same property conveyed to MR HOTELS, LLC, a Tennessee limited liability company by Special Warranty Deed from KJ BELLEVUE I, LLC, a Tennessee limited liability company, of record in Instrument No. 20160824-0088720, Register Office for Davidson County, Tennessee.

Further, being the same property conveyed to LKM ADVANCED, LLC, a Tennessee limited liability company by Quitclaim Deed from MR HOTELS, LLC, a Tennessee limited liability company, of record in Instrument No. 20180629-0063234, Register Office for Davidson County, Tennessee.

I, the undersigned, 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.

BOBBIE COOPER

State of Tennessee)
County of Davidson)

Personally appeared before me, the undersigned, a Notary Public for this county and state, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

My Commission Expires: 1/3/22

Notary Public

JILL V. ARMSTRONG
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMMISSION EXPIRES JAN. 03, 2022