SPECIAL WARRANTY DEED

Karen Johnson Davidson County
Batch# 553029 DEEDWARRSP
01/12/2021 03:47:30 PM 5 pgs
Fees: $28.00 Taxes: $8,510.00
20210112-0005614

State of Arizona)
County of Maricopa)

MARY L. GARCIA
Notary Public - Arizona
Maricopa Co. / #557431
Expires 12/31/2022

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 2,300,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 30th Day of December, 2020.

Notary Public

My Commission Expires: 12/31/22 (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
Peter Weiss, Attorney at Law
Ortale Kelley law Firm
330 Commerce Street, Suite 110
Nashville, Tennessee 37201

ADDRESS FOR NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL-NUMBER
SHM Holdings, LLC	"NEW OWNER"	**Map 092-12-0-** **Parcel Nos.** **173.00,174.00 & 175.00**
(NAME) **3212 West End Avenue, Suite 403**	(NAME)	
(ADDRESS) **Nashville, TN 37203**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION of the sum of ten dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, **SOUTHERN PROSTHETIC SUPPLY, INC., a Georgia corporation,** as successor by name change to J.E. Hanger of Georgia, Inc., hereinafter called the "Grantor", has bargained and sold, and by these presents does transfer and convey unto **SHM Holdings, LLC, a Tennessee Limited Liability Company**, hereinafter called the "Grantee", its successors and/or assigns, land in Nashville, Davidson County, State of Tennessee, and more fully described on Exhibit "A" attached hereto and made a part hereof.

THIS conveyance is subject to any and all plan(s) of record, if any, zoning regulations, building restrictions, setback lines and easements and rights for public utilities applicable to this property and taxes for the current year which have been prorated and shall be the responsibility of the Grantor herein.

TO HAVE AND TO HOLD the said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging to the said Grantee, its successors and assigns, forever; and, Grantor does further covenants and binds itself and its successors and assigns, to warrant and forever defend the title to the Property to the said Grantee, its 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.

Being improved real property with physical addresses of 306 19th. Avenue North; 1814 State Street; and, 1818 State Street, Nashville, Tennessee 37203.

[signature on next page]

IN WITNESS WHEREOF, the undersigned has executed this instrument, this 29th day of December, 2020.

SOUTHERN PROSTHETIC SUPPLY, INC., a Georgia corporation

By:_____
Thomas E. Kiraly,
Chief Financial Officer

STATE OF TEXAS
COUNTY OF TRAVIS

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Thomas E. Kiraly, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon his oath, acknowledged himself to be the Chief Financial Officer of **SOUTHERN PROSTHETIC SUPPLY, INC., a Georgia corporation**, the within named bargainor, and that he as such officer, executed the foregoing instrument for the purpose therein contained, by signing the name of the said general partnership, by himself, as said officer..

Witness my hand and official seal at Austin, Travis County, Texas, this 29th day of December, 2020.

My Commission Expires: 3-12-23

Notary Public

BEVERLY SCHWARTZ
Notary Public, State of Texas
Comm. Expires 03-12-2023
Notary ID 126034673

Exhibit "A"

TRACT I:

LAND in Davidson County, Tennessee, being Lot No. 216 and the North part of Lot No. 217 on the Plan of the Boyd Home Tract, of record in Plat Book 21, Page 39, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description of the property.

TRACT 2:

LAND in Davidson County, Tennessee, being the southerly 125 feet of Lot No. Lot 217 on the Plan of the Boyd Home Tract, of record in Plat Book 21, Page 39, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description of the property.

Said part of Lot No. 217 fronts 50 feet on the northerly side of State Street and runs back between parallel lines, with the easterly margin of 19th Avenue North, formerly Douglas Avenue, 125 feet to a dead line.

Being the same property conveyed to SOUTHERN PROSTHETIC SUPPLY, INC., a Georgia corporation, as successor by name change to J.E. Hanger of Georgia, Inc., by deed from Hanger Prosthetics & Orthotics, Inc., a Delaware corporation, as successor by merger and name change to J. E. Hanger, Inc., of record as Instrument No. 202101120005612, Register's Office for Davidson County, Tennessee. 202101120005613

Certificate of Authenticity

I, Heather Wood, 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.

Heather Wood

Signature

State of Tennessee

County of Williamson

Personally appeared before me, Brina Mathis, a notary public for this county and state, Heather Wood who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Brina Mathis

My commission expires: 4/21/2024

Notary's Signature

Notary's Seal (is on paper)

BRINA MATHIS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY