THIS INSTRUMENT PREPARED BY: WILLIAM TIMOTHY HILL 201 4TH AVENUE NORTH SUITE 1800 NASHVILLE, TN 37219 Karen Johnson Davidson County Batch# 590979 DEEDQC 03/12/2021 12:44:30 PM 4 pgs Fees: $22.00 Taxes: $0.00 20210312-0033163	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is $ -0- Affiant SUBSCRIBED AND SWORN to before me this 4th day of March, 2021. Notary Public My Commission Expires:

ADDRESS NEW OWNERS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER:
Continental Inns of America – 151 North First Street, a Tennessee General Partnership c/o Raman G. Dayal 214 Centerview Dr., Ste. 225 Brentwood, TN 37027-5274	Continental Inns of America 151 North First Street, a Tennessee General Partnership c/o Raman G. Dayal 214 Centerview Dr., Ste 225 Brentwood, TN 37027-5274	082-14-0-067.00

QUITCLAIM DEED

For and in Consideration of the sum of $1.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, I, **RAMAN G. DAYAL**, by these presents do remise, release and QUITCLAIM unto **CONTINENTAL INNS OF AMERICA – 151 North First Street, a Tennessee General Partnership,** all of my right, title and interest in a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

See Exhibit A

This is improved property commonly known as 151 North 1st Street, Nashville, Tennessee 37213.

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.

Witness my hand this 4th day of March, 2021. effective as of March 9th, 2021

RAMAN G. DAYAL

State of Tennessee)
County of Davidson)

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, RAMAN G. DAYAL, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 4th day of March, 2021.

Charlotte E Herring
Notary Public

My commission expires:

CHARLOTTE E. HERRING
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires JULY 5, 2021

EXHIBIT A

Legal Description

Land in Davidson County, Tennessee, described according to a survey made by John M. Sullivan, Civil Engineer, September 11, 1964, as follows:

Beginning at a point in the easterly margin of North First Street at a point 10 feet north of the northwest corner of the property conveyed to Anchof Spring and Bedding Company, now The Royal Barry Carater Mills, by deed of record in Deed Book 340, page 501, Register's Office for said County; thence with the easterly margin of said Street North 14 deg. 30 min. West 142.2 feet to an iron pin in the south line of the L & N Railroad right-of-way as conveyed by deed of record in Deed Book 334, page 28, Register's Office; thence with the south line of said Railroad right-of-way North 57 deg. 45 min. East 445 feet to an iron pin; thence leaving said right-of-way South 25deg. 41 min. East 100 feet to an iron pin at the foot of a dump; thence with the foot of said dump South 20 deg. 33 min. Wet 75 feet to an iron pin; thence South 58 deg. 38 min. West 417 feet to the beginning.

Being the same property conveyed to Raman G. Dayal, by deed from Thompson I. Ward, of record at Instrument No. 202180305-0020553, Register's office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements, restrictions and building setback lines of record.

THIS PROPERTY IS ALSO DESCRIBED AS:

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

Beginning at an existing concrete monument on the easterly right-of-way line of North First Street at a corner common with HPT TA Properties Trust, as of record in Deed Instrument No. 200703090029515, at the Register's Office for Davidson County, Tennessee;

Thence with the easterly right-of-way line of North First Street, North 07 deg 23 min 00 sec West, 148.17 feet to an Iron rod set on the southerly right-of-way line of C.S.X. Transportation Rail Road;

Thence leaving the easterly right-of-way line of North First Street with the southerly right-of-way line of C.S.X. Transportation Rail Road, North 65 deg 06 min 17 sec East, 442.45 feet to an iron rod set at a corner common with said HPT TA Properties Trust;

Thence leaving the southerly right-of-way line of C.S.X. Transportation Rail Road with the westerly property line of HPT TA Properties Trust, South 18 deg 48 min 59 sec East, 100.00 feet to an iron rod set;

Thence South 27 deg 33 min 01 sec West, 75.00 feet to an iron rod set;

Thence South 65 deg 38 min 01 sec West, 417.00 feet to the point of beginning, containing 64,371 square feet (1.48 acres more or less).

Being the same property conveyed to RAMAN G. DAYAL, by Deed from Thompson I. Ward at Instrument No. 20180305-0020554 of record in Register's Office of Davidson County, Tennessee.

Tennessee Certification of Electronic Document

I, Dan McCormick (Signer's Name), 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.

Dan McCormick (Signature)

State of New York

County of Nassau

Personally appeared before me, Brian Maruschak (Notary's Name), a notary public for this county and state, Dan McCormick (Signer's Name), 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: 7/19/24

NOTARY'S SEAL

BRIAN MARUSCHAK
Notary Public, State of New York
No. 01MA6113126
Qualified in Suffolk County
My Commission Expires July 19, 2024

(3) All electronic documents eligible for registration pursuant to this subsection are validly registered when accepted for recording by the county register. Electronic documents registered by county registrars prior to July 1, 2007 shall be considered validly registered with or without the certification provided in subsection (2).

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