Karen Johnson Davidson County
Batch# 631801 DEEDQC
05/07/2021 03:44:30 PM 5 pgs
Fees: $28.00 Taxes: $4,995.00
20210507-0061949

**This Instrument Prepared by:**

U.S. Bank National Association
800 Nicollet Mall, BC-MN-H21N
Minneapolis, MN 55402-7020

**Return Recorded Document to:**

Bradley Arant Boult Cummings, LLP
1600 Division Street, Suite 1600
Nashville, TN 37203
Attn: John R. Haynes

**Name and Address of Property Owner:**
Warehouse Ventures II GP
2710 Old Lebanon Pike, Suite 5
Nashville, TN 37214

**Send Tax bills to:**

SAME

**Parcel Number:**

10605014200

NCS- 1044293 -MPLS (CF IMA)

**QUIT CLAIM DEED**

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KNOW ALL MEN BY THESE PRESENTS, that U.S. BANK NATIONAL ASSOCIAITON, a national banking association (hereinafter referred to as "Grantor"), for consideration received does hereby bargain, sell, release, remise, quit claim and convey unto WAREHOUSE VENTURES II GP, a Tennessee general partnership (hereinafter referred to as "Grantee"), all its right, title and interest in and to the following described real estate, to-wit:

**SEE EXHIBIT "A" ATTACHED HERETO.**

Property Tax I.D. No.: 10605014200

all situated, lying and being in the County of Davidson, State of Tennessee, and it does hereby quitclaim the title herein conveyed unto said Grantee.

Being part of the same property described in Instrument No. 200306270089433, in the records of Davidson County.

IN TESTIMONY WHEREOF, Grantor has hereunto executed this Quit Claim Deed this 3rd day of May, 2021.

U.S. BANK NATIONAL ASSOCIATON,
a national banking association

By: _____
Print Name: Malik Cavallo
Its: Vice President

Corporate Notary Acknowledgement:

STATE OF MINNESOTA
COUNTY OF HENNEPIN

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Malik Cavallo with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and upon oath acknowledged himself to be the Vice President of U.S. Bank National Association, a national banking association, and that as such Vice President being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name of said national banking association.

Witness my hand and official seal at office at Minneapolis, Minnesota on this 30th day of ~~May~~ April, 2021.

_____
Notary Public

Commission Expires: Jan 31, 2024

ELIZABETH MARIA SONEXAYTHIKETH
Notary Public
Minnesota
My Commission Expires
Jan 31, 2024

**Oath of Consideration:**

The actual consideration for this transfer or the value of the property transferred, whichever is greater, is $1,350,000.00.

Malik Cavallo (Affiant)
Vice President, U.S. Bank National Association

STATE OF MINNESOTA )
) ss
COUNTY OF HENNEPIN )

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF ~~MAY~~ April, 2021.

Notary Public

Commission Expires: Jan 31, 2024

ELIZABETH MARIA SONEXAYTHIKETH
Notary Public
Minnesota
My Commission Expires
Jan 31, 2024

**EXHIBIT A**

**LEGAL DESCRIPTION**

The land referred to herein below is situated in the County of Davidson, State of Tennessee, and is described as follows:

BEING A PARCEL OF LAND IN THE FIRST CIVIL DISTRICT OF NASHVILLE, DAVIDSON COUNTY, TENNESSEE, LOCATED IN THE NORTHWEST QUADRANT OF THE INTERSECTION OF FESSLER'S LANE AND ENOS REED DRIVE BEING LOTS 9 AND 10 AS SHOWN ON THE PLAN OF CITY VIEW PARK, SECTION THREE OF RECORD IN PLAT BOOK 4660, PAGE 178, R.O.D.C. AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A CONCRETE MONUMENT IN THE NORTHERLY MARGIN OF ENOS REED DRIVE, SAID MONUMENT BEING 300 FEET, MORE OR LESS WEST OF THE CENTERLINE OF FESSLER'S LANE AND BEING THE SOUTHEAST CORNER OF SADLER PROPERTY OF RECORD IN DEED BOOK 9889, PAGE 445, R.O.D.C.;

THENCE, LEAVING SAID MARGIN WITH THE EAST LINE OF SAID SADLER AND THOMAS CONNER OF RECORD IN DEED BOOK 9349, PAGE 1182, R.O.D.C., N03° 07'47"E, 205.00 FEET TO A POINT IN THE SOUTH LINE OF CITY VIEW PARK, SECTION 8 OF RECORD IN PLAT BOOK 8250, PAGE 127, R.O.D.C.;

THENCE, WITH SAID CITY VIEW PARK, S86°53'15"E, 274.40 FEET TOA CONCRETE MONUMENT IN THE WESTERLY MARGIN OF FESSLER'S LANE;

THENCE, WITH SAID MARGIN AND A CURVE CONCAVE TO THE EAST HAVING A CENTRAL ANGLE OF 07°26'06", A RADIUS OF 745.65 FEET AND A CHORD OF S06°21'58"W, 96.69 FEET FOR AN ARC LENGTH OF 96.76 FEET TO A POINT;

THENCE, S02°38'55"W, 63.10 FEET TO AN IRON PIN;

THENCE, WITH A CURVE CONCAVE TO THE WEST HAVING A CENTRAL ANGLE OF 90°27'50", A RADIUS OF 45.00 FEET AND A CHORD OF S47°52'50"W, 63.90 FEET FOR AN ARC LENGTH OF 71.05 FEET TO AN IRON PIN IN THE NORTH MARGIN OF ENOS REED DRIVE;

THENCE, WITH SAID MARGIN, N86°53'15"W, 224.47 FEET TO THE POINT OF BEGINNING.

BEING PART OF THE SAME PROPERTY CONVEYED TO U.S. BANK NATIONAL ASSOCIATION, A NATIONAL BANKING ASSOCIATION, BY DEED FROM ATLANTIC FINANCIAL GROUP, LTD., A TEXAS LIMITED PARTNERSHIP, OF RECORD IN INSTRUMENT NO. 200306270089433, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

# True Copy Certification

I, Chanthou Faust, do hereby make oath that I am 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 Minnesota

County of Hennepin

Personally appeared before me, Michelle Andersen, a notary public for this county and state, Chanthou Faust 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: _____
Notary' Seal (if on paper)

MICHELLE CM ANDERSEN
NOTARY PUBLIC
MINNESOTA
My Commission Expires 01/31/2025