Prepared by:
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Karen Johnson Davidson County
Batch# 692527 DEEDWARRSP
08/06/2021 01:30:30 PM 4 pgs
Fees: $23.00 Taxes: $25,307.56
20210806-0106359

SPECIAL WARRANTY DEED

Address of New Owners: c/o Holiday Retirement
631 W. Morse Boulevard
Winter Park, FL 32789

Send Tax Bills to: c/o Holiday Retirement
631 W. Morse Boulevard
Winter Park, FL 32789

Parcel No. 51-8-084.04-00

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee(s) and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged, we, **HARVEST WINDLANDS – EAST RETIREMENT RESIDENCE LLC**, Grantor, have this day bargained and sold, and do hereby transfer and convey unto **CHURCHILL WINDLANDS EAST LLC**, Grantee, its (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

SEE EXHIBIT A

STATE OF OREGON
COUNTY OF Clackamas

The actual consideration or value, whichever is greater, for this transfer is ~~$10.00~~ $6,839,880.00

Christopher Bouchal
Affiant

Subscribed and sworn to before me this the 27 day of July, 2021.

OFFICIAL STAMP
SAMUEL J NOEL
NOTARY PUBLIC-OREGON
COMMISSION NO. 989270
MY COMMISSION EXPIRES JULY 08, 2023

My commission expires: July 8, 2023
(Affix Seal)

Notary Public

This is ( ) unimproved (X) improved property known as 200 East Webster, Madison, Tennessee 37115.

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantee, its (successors), heirs and assigns forever. We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for those encumbrances set forth hereinafter.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantee, its (successors), heirs and assigns, against the lawful claims of all persons claiming by, through, or under Grantor, but no others.

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.

[REMAINDER OF THIS PAGE INTENTIONALLY LEFT BLANK]
[SIGNATURE PAGE FOLLOWS]

15413304v1

Witness our hand this 27 day of July, 2021, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

GRANTOR:

HARVEST WINDLANDS – EAST RETIREMENT RESIDENCE LLC,
a Delaware limited liability company

By: Christopher Bouchard
Christopher Bouchard
Chief Legal Officer and Secretary

STATE OF OREGON
COUNTY OF Clackamas

Before me, Samuel J Noel, a Notary Public of the State and County aforesaid, personally appeared Christopher Bouchard, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be Chief Legal Officer and Secretary of **HARVEST WINDLANDS – EAST RETIREMENT RESIDENCE LLC**, the within named bargainor, a Delaware limited liability company, and that he as such Chief Legal Officer and Secretary, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the company himself as Chief Legal Officer and Secretary.

Witness my hand and official seal at Lake Oswego, OR, this 27 day of July, 2021.

Samuel J Noel
Notary Public

My Commission Expires: July 8, 2023

OFFICIAL STAMP
SAMUEL J NOEL
NOTARY PUBLIC-OREGON
COMMISSION NO. 989270
MY COMMISSION EXPIRES JULY 08, 2023

Madison, TN (Windlands East)

BEING LOT NO. 1 ON THE PLAN OF WILLOW BROOK TOWERS OF RECORD IN BOOK 6250, PAGE 176, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

BEING BOUNDED ON THE NORTH BY THOMAS M. EISNER AND EAST WEBSTER STREET, ON THE EAST BY LIBERTY CIRCLE: ON THE SOUTH BY BRINKHAVEN AVENUE; ON THE WEST BY GALLATIN PIKE AND ARBY'S, INC., AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT AN IRON PIN CORNER IN THE EAST RIGHT-OF-WAY LINE OF GALLATIN PIKE, SAID BEING LOCATED, NORTH 27 DEG. 08 MIN. 00 SEC. EAST 144.42 FEET FROM THE INTERSECTION OF THE NORTH RIGHT-OF-WAY LINE OF BRINKHAVEN AVENUE AND THE EAST RIGHT-OF-WAY LINE OF GALLATIN PIKE AND BEING A CORNER COMMON WITH ARBYS, INC.;
THENCE WITH THE EAST RIGHT-OF-WAY LINE OF GALLATIN PIKE, NORTH 27 DEG. 08 MIN. 00 SEC. EAST 49.99 FEET TO A CONCRETE MONUMENT CORNER COMMON WITH EISNER;
THENCE WITH EISNER, SOUTH 63 DEG. 05 MIN 39 SEC. EAST 115.03 FEET TO AN IRON PIN;
THENCE NORTH 27 DEG. 03 MIN. 00 SEC. EAST 105.11 FEET TO AN IRON PIN CORNER THE SOUTH RIGHT-OF-WAY LINE OF EAST WEBSTER STREET; THENCE WITH EAST WEBSTER STREET, SOUTH 63 DEG. 11 MIN. 00 SEC. EAST 499.72 FEET TO A POINT;
THENCE ON A CURVE TO THE RIGHT, THE RADIUS OF WHICH IS 25.00 FEET, THE CHORD OF WHICH IS SOUTH 03 DEG. 53 MIN 08 SEC. EAST 42.99 FEET, AN ARC DISTANCE OF 51.75 FEET TO AN IRON PIN ON THE WESTERLY RIGHT-OF-WAY LINE OF LIBERTY CIRCLE;
THENCE WITH LIBERTY CIRCLE ON A CURVE THE RADIUS OF WHICH IS 484.84 FEET, THE CHORD OF WHICH IS SOUTH 40 DEG.47 MIN. 18 SEC. WEST 244.82 FEET, AN ARC DISTANCE OF 247.49 FEET TO AN IRON PIN;
THENCE ON A CURVE TO THE RIGHT, THE RADIUS OF WHICH IS 25.00 FEET, THE CHORD OF WHICH IS SOUTH 71 DEG. 30 MIN. 56 SEC. WEST 35.57 FEET, AN ARC DISTANCE OF 39.58 FEET TO AN IRON PIN IN THE NORTH RIGHT-OF- WAY LINE OF BRINKHAVEN AVENUE;
THENCE WITH THE NORTH RIGHT-OF-WAY LINE OF BRINKHAVEN AVENUE, NORTH 63 DEG. 08 MIN. 00 SEC. WEST 364.07 FEET TO AN IRON PIN CORNER COMMON WITH ARBYS, INC.;
THENCE WITH ARBYS, INC., NORTH 27 DEG. 08 MIN. 00 SEC. EAST 144.42 FEET TO AN IRON PIN; THENCE NORTH 63 DEG. 08 MIN. 00 SEC. WEST, 190.00 FEET TO THE POINT OF BEGINNING.

Being the same property conveyed to the party of the first part by Quit Claim Deed of record at Instrument No. 200703260036020, in the Register's Office of Davidson County, Tennessee.

Certificate of Authenticity

I, Genie Rushing, do hereby make oath that I am the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on August 5, 2021

Genie Rushing
Escrow Assistant

State of **Tennessee**
County of **Shelby**

Sworn to and subscribed to me on August 5, 2021

Notary Public: Pamela Cox
My Commission Expires: 03/19/2024

