STATE OF TENNESSEE, COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $4,658,000.00.

Affiant

Subscribed and sworn to me on November, 17, 2021.

NOTARY PUBLIC

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

Karen Johnson Davidson County
Batch# 757930 DEEDWARRSP
11/18/2021 03:34:04 PM 6 pgs
Fees: $33.00 Taxes: $17,234.60
20211118-0153908

This document was prepared by:

Richard W. Sebastian
Ortale Kelley
330 Commerce Street, Suite 110
Nashville, TN 37201

Address of New Owner:	**Send Tax Bill To:**	**Map & Parcel:**
Arden Village Apartments, LLC **6901 Lenox Village Drive, Ste. 107** **Nashville, TN 37211**	**Same Address as New Owner**	**188-134**

SPECIAL WARRANTY DEED

WM SUB CC PDL, LLC, a Tennessee limited liability company (hereinafter called "***Grantor***"), in consideration of the sum of TEN AND NO/100 DOLLARS ($10.00) and other good and valuable consideration in **hand paid by ARDEN VILLAGE APARTMENTS, LLC, a Tennessee limited liability company**, whose address is 6901 Lenox Village Drive, Suite 107, Nashville, TN 37211 (hereinafter called "***Grantee***"), the receipt and sufficiency of such consideration being hereby acknowledged and confessed, Grantor does hereby GRANT, BARGAIN, SELL and CONVEY with special warranty covenants unto Grantee, and its successors and assigns, FOREVER, the real property located in the County of Davidson and the State of Tennessee, which is more particularly described on **Exhibit "A"** attached hereto and made a part hereof for all purposes (the "***Property***").

SUBJECT TO, HOWEVER, (1) the current, non-delinquent general and special taxes for the fiscal year of the transfer of title, due and not yet payable; and (2) all matters of public record or otherwise known

to or otherwise ascertainable by Grantee (said exceptions and encumbrances being called the "***Permitted Exceptions***").

TO HAVE AND TO HOLD the Property, together with all and singular the rights and appurtenances thereto in anywise belonging, unto Grantee, its successors and assigns FOREVER, subject to the Permitted Exceptions, and, subject to the Permitted Exceptions, Grantor does hereby bind itself and its successors and assigns to WARRANT AND FOREVER DEFEND all and singular the Property unto Grantee, its successors and assigns, against every person whomsoever lawfully claiming or to claim the same or any part thereof by, through or under Grantor, but not otherwise.

SIGNATURE PAGE(S) TO FOLLOW

IN WITNESS WHEREOF, the undersigned has made, executed and delivered this Special Warranty Deed as of this 18th day of November, 2021.

"***GRANTOR***"

WM SUB CC PDL, LLC,
a Tennessee limited liability company

By: WM Holdings OI, LLC,
a Delaware limited liability company,
its Sole Member and Manager

By: Walton WMOI Investor, LLC,
a Delaware limited liability company,
its Manager

By: WDH Management, Inc.,
a Delaware corporation,
its Manager

By: _____
Name: Todd Woodhead
Its: Vice President

STATE OF ARIZONA)
) ss.
COUNTY OF MARICOPA)

The foregoing instrument was acknowledged before me on November 16, _____, 2021, by Todd Woodhead, as Vice President of WDH Management, Inc., a Delaware corporation, the Manager of Walton WMOI Investor, LLC, a Delaware limited liability company, the Manager of WM Holdings OI, LLC, a Delaware limited liability company, the Sole Member and Manager of WM Sub CC PDL, LLC, a Tennessee limited liability company, to me known to be the persons who executed the foregoing instrument on behalf of said limited liability company, and acknowledged the execution of the same to be the free act and deed of said limited liability company. Witness my hand and official seal.

JULIE GILLETT
Notary Public - State of Arizona
MARICOPA COUNTY
Commission # 551881
Expires August 05, 2022

_____
Notary Public

My commission expires: 08/05/2022

EXHIBIT "A"

THE PROPERTY

Property Description
WM Sub CC PDL, LLC Property

Prepared by: Anderson, Delk, Epps & Associates, Inc.
618 Grassmere Park Drive, Suite 4
Nashville, Tennessee 37211

Being a 129.314 more or less acre tract of land lying in the 33rd Council District of Davidson County, Tennessee, and being the same property conveyed to WM Sub CC PDL, LLC, as evidenced by deed of record in Instrument No. 20140625-0055448, Register's Office Davidson County, Tennessee, and being more particularly described according to a survey by Anderson, Delk, Epps & Associates, Inc., Mark E. Lowrance, Tennessee Registered Land Surveyor No. 1660, dated August 31, 2021, as follows:

Beginning at a ½" rebar set on the easterly margin of Battle Road (50' Right-of-Way), said point being the most northwesterly corner of the Michael and Andrea Havens Property of record in Instrument No. 20120302-0018388, Register's Office Davidson County, Tennessee;
Thence with said margin of Battle Road, North 02 Degrees 45 Minutes 27 Seconds East a distance of 420.40 feet to a point;
Thence with a curve to the right having a radius of 4448.97 feet, a central angle of 04 Degrees 34 Minutes 57 Seconds, an arc length of 355.83 feet, a chord bearing and distance of North 05 Degrees 02 Minutes 56 Seconds East, 355.73 feet to a ½" rebar set;
Thence North 07 Degrees 20 Minutes 24 Seconds East a distance of 395.11 feet to a point;
Thence with a curve to the right having a radius of 2033.79 feet through a central angle of 04 Degrees 10 Minutes 53 Seconds, an arc length of 148.42 feet, a chord bearing and distance of North 09 Degrees 25 Minutes 51 Seconds East, 148.39 feet to a ½" rebar set;
Thence North 11 Degrees 31 Minutes 17 Seconds East a distance of 414.58 feet to a ½" rebar set at the most southwesterly corner of the Wood Ridge Investments, LLC property of record in Instrument No. 20060922-0117644, Register's Office Davidson County, Tennessee;
Thence with the southerly line of said Wood Ridge property, South 78 Degrees 13 Minutes 37 Seconds East a distance of 280.07 feet to a ½" rebar set;
Thence leaving Wood Ridge's southerly line and with the westerly line of the plan of Carothers Farms, Phase 3, Section 3, of record in Instrument No. 20191126-0122176, Register's Office Davidson County, Tennessee, South 26 Degrees 32 Minutes 25 Seconds East a distance of 317.82 feet to a ½" rebar set;
Thence continuing South 04 Degrees 44 Minutes 21 Seconds West a distance of 246.15 feet to a ½" rebar set; Thence continuing South 59 Degrees 54 Minutes 26 Seconds East a distance of 312.03 feet to a ½" rebar with cap "H&H"; Thence continuing with the southerly line of said Carothers Farms, North 80 Degrees 29 Minutes 20 Seconds East a distance of 50.00 feet to a ½" rebar with cap H&H";
Thence continuing North 72 Degrees 59 Minutes 43 Seconds East a distance of 632.72 feet to a ½" rebar set; Thence continuing South 77 Degrees 44 Minutes 25 Seconds East a distance of 319.79 feet to a ½" rebar set; Thence continuing North 11 Degrees 59 Minutes 08 Seconds East a distance of 79.04 feet to a point; Thence with the southerly line of an Open Space Tract on the plan of Carothers Crossing, Phase 3, Section 1, of record in Instrument No. 2017523-0051054, Register's Office Davidson County, Tennessee, North 86 Degrees 45 Minutes 48 Seconds East a distance of 98.53 feet to a ½" rebar set;
Thence continuing, and with a curve to the left having a radius of 467.95 feet through a central angle of 19 Degrees 56 Minutes 36 Seconds, an arc length of 162.88 feet, a chord bearing and distance of South 56 Degrees 40 Minutes 19 Seconds East, 162.06 feet to a point; Thence continuing, and with the southerly line

of Carothers Crossing, Phase 2, Section One, of record in Instrument No. 20070807-0093924, Register's Office Davidson County, Tennessee, South 66 Degrees 39 Minutes 56 Seconds East a distance of 645.13 feet to a point; Thence South 88 Degrees 08 Minutes 34 Seconds East a distance of 61.86 feet to a ½" rebar set in the westerly margin of Carothers Road (60' Right-of-Way);

Thence with the westerly margin of Carothers Road, and with a curve to the left having a radius of 434.29 feet through a central angle of 74 Degrees 06 Minutes 06 Seconds East, an arc length of 561.68 feet, a chord bearing and distance of South 41 Degrees 56 Minutes 23 Seconds East, 523.34 feet to a ½" rebar set; Thence continuing with the southerly margin of Carothers Road, South 78 Degrees 59 Minutes 27 Seconds East a distance of 137.10 feet to a point; Thence with a curve to the left having a radius of 2889.79 feet through a central angle of 07 Degrees 29 Minutes 00 Seconds, an arc length of 377.43 feet, a chord bearing and distance of South 82 Degrees 43 Minutes 57 Seconds East, 377.16 feet to a point; Thence South 86 Degrees 28 Minutes 27 Seconds East a distance of 92.59 feet to a ½" rebar set;

Thence leaving the margin of Carothers Road and with the westerly line of the Walton Tennessee LLC Property of record in Instrument No. 20140508-0039539, Register's Office Davidson County, Tennessee, South 03 Degrees 31 Minutes 33 Seconds West a distance of 234.08 feet to a ½" rebar set in the approximate center of a drain; Thence continuing with the common line of said Walton Tennessee, and with the approximate centerline of said drain, the following forty-nine (49) calls:

1) South 69 Degrees 14 Minutes 48 Seconds West, 42.31 feet to a point;
2) South 30 Degrees 00 Minutes 31 Seconds West, 19.44 feet to a point;
3) South 60 Degrees 31 Minutes 26 Seconds West, 61.63 feet to a point;
4) South 73 Degrees 47 Minutes 43 Seconds West, 158.05 feet to a point;
5) South 53 Degrees 02 Minutes 52 Seconds West, 140.50 feet to a point;
6) South 37 Degrees 01 Minutes 41 Seconds West, 65.03 feet to a point;
7) South 51 Degrees 49 Minutes 18 Seconds West, 20.32 feet to a point;
8) South 68 Degrees 30 Minutes 34 Seconds West, 72.71 feet to a point;
9) South 61 Degrees 25 Minutes 45 Seconds West, 62.62 feet to a point;
10) South 52 Degrees 16 Minutes 55 Seconds West, 51.99 feet to a point;
11) South 64 Degrees 50 Minutes 22 Seconds West, 66.14 feet to a point;
12) South 71 Degrees 20 Minutes 45 Seconds West, 55.15 feet to a point;
13) South 44 Degrees 43 Minutes 46 Seconds West, 62.31 feet to a point;
14) South 54 Degrees 35 Minutes 29 Seconds West, 48.31 feet to a point;
15) South 37 Degrees 50 Minutes 16 Seconds West, 92.08 feet to a point;
16) South 72 Degrees 21 Minutes 40 Seconds West, 34.63 feet to a point;
17) South 29 Degrees 05 Minutes 10 Seconds West, 34.07 feet to a point;
18) South 46 Degrees 43 Minutes 24 Seconds West, 89.43 feet to a point;
19) South 59 Degrees 39 Minutes 21 Seconds West, 94.47 feet to a point;
20) South 41 Degrees 07 Minutes 03 Seconds West, 48.46 feet to a point;
21) North 68 Degrees 12 Minutes 43 Seconds West, 23.62 feet to a point;
22) South 70 Degrees 18 Minutes 49 Seconds West, 82.65 feet to a point;
23) South 42 Degrees 28 Minutes 24 Seconds West, 52.38 feet to a point;
24) South 87 Degrees 58 Minutes 10 Seconds West, 79.07 feet to a point;
25) North 74 Degrees 06 Minutes 01 Seconds West, 58.40 feet to a point;
26) South 59 Degrees 25 Minutes 53 Seconds West, 40.76 feet to a point;
27) South 53 Degrees 02 Minutes 50 Seconds West, 56.06 feet to a point;
28) North 77 Degrees 17 Minutes 41 Seconds West, 27.79 feet to a point;
29) North 47 Degrees 03 Minutes 21 Seconds West, 36.61 feet to a point;
30) North 84 Degrees 48 Minutes 33 Seconds West, 24.44 feet to a point;
31) South 32 Degrees 22 Minutes 14 Seconds West, 28.52 feet to a point;
32) South 65 Degrees 24 Minutes 51 Seconds West, 97.92 feet to a point;
33) South 12 Degrees 27 Minutes 05 Seconds East, 36.43 feet to a point;

34) South 59 Degrees 21 Minutes 25 Seconds West, 32.44 feet to a point;
35) North 89 Degrees 06 Minutes 44 Seconds West, 21.56 feet to a point;
36) North 76 Degrees 02 Minutes 24 Seconds West, 33.10 feet to a point;

Thence with the northerly line of another tract conveyed to Walton Tennessee, LLC, as evidenced by deed of record in Instrument No. 201406003-0048019, Register's Office Davidson County, Tennessee, and continuing with said drain,

37) South 62 Degrees 12 Minutes 48 Seconds West, 31.67 feet to a point;
38) South 50 Degrees 58 Minutes 47 Seconds West, 57.34 feet to a point;
39) South 84 Degrees 12 Minutes 00 Seconds West, 152.88 feet to a point;
40) South 78 Degrees 26 Minutes 51 Seconds West, 62.35 feet to a point;
41) North 76 Degrees 31 Minutes 29 Seconds West, 113.63 feet to a point;
42) South 76 Degrees 33 Minutes 25 Seconds West, 65.95 feet to a point;
43) North 85 Degrees 48 Minutes 18 Seconds West, 19.44 feet to a point;
44) South 20 Degrees 53 Minutes 55 Seconds West, 28.91 feet to a point;
45) South 86 Degrees 29 Minutes 36 Seconds West, 271.74 feet to a point;
46) South 59 Degrees 02 Minutes 07 Seconds West, 119.90 feet to a point;
47) South 66 Degrees 10 Minutes 32 Seconds West, 129.72 feet to a point;
48) South 44 Degrees 08 Minutes 16 Seconds West, 63.41 feet to a point;
49) South 59 Degrees 28 Minutes 24 Seconds West, 295.96 feet to a ½" rebar set;

Thence continuing with said Walton Tennessee property and leaving said drain, North 77 Degrees 08 Minutes 26 Seconds West a distance of 338.39 feet to a ½" rebar set in the easterly line of the Stephen D. Pigue property of record in Instrument No. 20071106-0130704, Register's Office Davidson County, Tennessee; Thence with the easterly line of said Pigue property, North 16 Degrees 27 Minutes 58 Seconds East, passing a ½" rebar with cap "LSC" at 115.11 feet, and continuing with the easterly line of the Phillip E. Moody, Jr. property of record in Instrument No. 20030620-0085405, Register's Office Davidson County, Tennessee, a total distance of 595.06 feet to a ½" rebar with cap "LSC"; Thence with the easterly line of the afore-said Michael and Andrea Havens property, North 15 Degrees 27 Minutes 47 Seconds East a distance of 385.98 feet to a ½" rebar set; Thence with the northerly line of said Havens property, North 74 Degrees 40 Minutes 41 Seconds West a distance of 673.44 feet to the Point of Beginning, containing 5,632,928 Square Feet or 129.314 Acres, more or less.

Being a portion of the same property conveyed to WM SUB CC PDL, LLC, a Tennessee Limited Liability Company by Deed from WALTON TENNESSEE, LLC, a Tennessee Limited Liability Company, of record in Instrument No. 20140625-0055448, Register's Office for Davidson County, Tennessee.