This instrument was prepared by:

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Karen Johnson Davidson County
Batch# 811287 DEEDQC
02/24/2022 03:42:30 PM 5 pgs
Fees: $27.00 Taxes: $0.00
20220224-0021508

QUITCLAIM DEED

FROM: HOOSIER CAPITAL, LP, a Tennessee limited partnership, Grantor

TO: TOLL SOUTHEAST LP COMPANY, INC., a Delaware corporation, Grantee

Address New Owner(s) as Follows:	Name and Address of the Person or Entity Responsible for the Payment of Real Property Taxes	Map-Parcel Numbers
Toll Southeast LP Company, Inc. 19775 Belmont Executive Plaza Ashburn, Virginia 20147	Same	091-12-0-189.00 091-12-0-190.00 091-12-0-191.00 091-12-0-192.00 091-12-0-208.00 091-12-0-207.00

STATE OF VIRGINIA)
)
COUNTY OF LOUDOUN)

The actual consideration for this transfer is ZERO AND NO/100 DOLLARS ($0.00).

Affiant

SUBSCRIBED AND SWORN TO before me, this the 22nd day of February, 2022.

Kristin B. Huggler
NOTARY PUBLIC
Commonwealth of Virginia
Reg. # 7505715
My Commission Expires January 31, 2023

Notary Public
My Commission Expires: 1-31-23

FOR AND IN CONSIDERATION OF TEN AND NO/100 DOLLARS ($10.00) and other valuable consideration, the receipt and sufficiency of which are hereby acknowledged, HOOSIER CAPITAL, LP, a Tennessee limited partnership ("Grantor"), does quitclaim unto TOLL SOUTHEAST LP COMPANY, INC., a Delaware corporation ("Grantee"), its successors and assigns, all of Grantor's rights, title and interest in and to certain tracts or parcels of land in Davidson County, State of Tennessee, more particularly described on Exhibit A attached hereto and incorporated herein by this reference (the "Land"), together with all buildings, structures and other improvements of any and every nature located on the Land and all fixtures attached or affixed to the Land or to any such buildings, structures or other improvements (collectively with the Land, the "Property").

The Property is improved property known as 41st Avenue North, Nashville, Davidson County, Tennessee 37209.

The Property is conveyed subject to such limitations, restrictions and encumbrances as may affect the Property.

This instrument has been prepared based on information provided by Grantor and Grantee.

[SIGNATURE PAGE TO FOLLOW]

Witness my hand this 24th day of February, 2022.

GRANTOR:

HOOSIER CAPITAL, LP, a Tennessee limited partnership

By: _____
ANDREW M. AKERS, SR.
General Partner

STATE OF TENNESSEE)
)
COUNTY OF WILLIAMSON)

Before me, Melinda A. Gray, a Notary Public of said County and State, personally appeared ANDREW M. AKERS, SR., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the General Partner (or other officer authorized to execute the instrument) of HOOSIER CAPITAL, LP, the within named bargainor, a Tennessee limited partnership, and that he as such General Partner executed the foregoing instrument for the purposes therein contained, by personally signing the name of the limited partnership by himself as General Partner.

Witness my hand and seal, at Office in Franklin, Tennessee, this 22nd day of February, 2022.

MELINDA A. GRAY
STATE OF TENNESSEE NOTARY PUBLIC
MAURY COUNTY

_____
Notary Public
My Commission Expires: 12-18-2023

EXHIBIT A

PROPERTY DESCRIPTION

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

Beginning at an existing iron rod at the intersection of the westerly right-of-way line of 41st Avenue North and the northerly right-of-way line of Indiana Avenue; Thence with the northerly right-of-way line of Indiana Avenue, South 88 deg 16 min 36 sec West, 355.70 feet to an existing iron rod at a corner common with John W. Moore, as of record in Deed Instrument No. 201411170105652, at the Register's Office for Davidson County, Tennessee; Thence leaving the northerly right-of-way line of Indiana Avenue with the easterly property line of John W. Moore, also being the centerline of 40th Avenue North closed by Council Bill No.086-1490, North 01 deg 40 min 54 sec West, 574.07 feet to an existing iron rod at a corner common with Metro Government NES Power Board, as of record in Book 5996, Page 405, at said Register's Office; Thence with the southerly property line of Metro Government NES Power Board, also being the centerline of Clifton Avenue closed by Council Bill No. 086-1490, South 83 deg 01 min 24 sec East, 213.78 feet to an existing iron rod at the terminus of Clifton Avenue; Thence with the terminus of Clifton Avenue South 06 deg 58 min 36 sec West, 25.00 feet to an existing iron rod on the southerly right-of-way line of Clifton Avenue; Thence with the southerly right-of-way line of Clifton Avenue, South 83 deg 01 min 24 sec East, 217.00 feet to an existing iron rod at the intersection of the southerly right-of-way line of Clifton Avenue and the westerly right-of-way line of 41st Avenue North; Thence with the westerly right-of-way line of 41st Avenue North, South 06 deg 07 min 36 sec West, 197.65 feet to an existing iron rod at the southerly terminus 41st Avenue North, closed by Council Bill No. 2003-1517; Thence with the southerly terminus of 41st Avenue North and the southerly right-of-way line of Alley No. 1204, South 83 deg 49 min 15 sec East, 139.82 feet to an existing iron rod at a corner common with Preston Taylor Ministries, as of record in Deed Instrument No. 200512300156869, at said Register's Office; Thence with the westerly property line of Preston Taylor Ministries, South 06 deg 10 min 45 sec West, 169.12 feet to an existing iron rod on the northerly right-of-way line of Indiana Avenue; Thence with the northerly right-of-way line of Indiana Avenue, North 83 deg 49 min 15 sec West, 139.72 feet to an existing iron rod at the intersection of the Northerly terminus of 41st Avenue North and the westerly right-of-way line of 41st Avenue North; Thence with the westerly right-of-way line of 41st Avenue North, South 06 deg 07 min 36 sec West, 122.01 feet to the point of beginning, containing 230,907 square feet (5.30 acres more or less).

Being the same property conveyed to TOLL SOUTHEAST LP COMPANY, INC., a Delaware corporation, from HOOSIER CAPITAL, LP, a Tennessee limited partnership, by Special Warranty Deed of record as Instrument Number _202202240021507_____, Register's Office for Davidson County, Tennessee.

TENNESSE CERTIFICATION OF ELECTRONIC DOCUMENT

I, J. BRYAN ECHOLS, do hereby make oath that I am a licensed attorney and/or 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 February 24, 20 22.

J. BRYAN ECHOLS

Date: February 24, 2022

STATE OF TENNESSEE)
)
COUNTY OF WILLIAMSON)

Personally appeared before me, Melinda A. Gray, a Notary Public of said County and State, J. BRYAN ECHOLS, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and seal, at Office in Franklin, Tennessee, this 24th day of February, 2022.



Notary Public
My Commission Expires: 12-18-2023