21-1-724

Register Return To:
Land Title South, Inc.
3326 Aspen Grove Drive
Suite 400
Franklin, TN 37067

Karen Johnson Davidson County
Batch# 816921 DEEDQC
03/07/2022 03:14:47 PM 5 pgs
Fees: $27.00 Taxes: $0.00
20220307-0025829

| ADDRESS NEW OWNER: | MAP/PARCEL | SEND TAX BILLS TO: |
|---|---|---|
| Schreiner Development Knoxville, LLC<br>116 Jefferson Street South, Suite 204<br>Huntsville, Alabama 35801 | 117110D0750<br>117110D0600 | Same as New Owner |
| This instrument prepared by: Suzanne D. Currie, Esq., Wilmer & Lee, P.A., 100 Washington Street, Huntsville, Alabama 35801 | | |

**QUITCLAIM DEED**

**FOR AND IN CONSIDERATION** of the sum of TEN and NO/100 DOLLARS ($10.00) cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **TENNESSEE CVS PHARMACY, L.L.C.**, a Tennessee limited liability company, with its principal place of business at One CVS Drive, Woonsocket, Rhode Island 02895 ("**Grantor**"), by these presents hereby sells, assigns, transfers and quitclaims to **SCHREINER DEVELOPMENT KNOXVILLE, LLC**, an Alabama limited liability company, having its office at 116 Jefferson Street South, Suite 204, Huntsville, Alabama 35801 ("**Grantee**"), Grantee's successors and assigns, all of Grantor's right, title, and interest in and to certain land in Davidson County, Tennessee, being more particularly described in Exhibit A, which is attached hereto and incorporated herein by reference (the "**Property**").

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

[Signature page to follow.]

IN WITNESS WHEREOF, Grantor has executed this Quitclaim Deed as of the 15 day of February, 2022.

Tennessee CVS Pharmacy, L.L.C.,
a Tennessee limited liability company

By: _____
Name: Toni A. Motta
Title: Assistant Secretary

CVS Legal Approval:

Andrew A. Dean, Esq.,
Cooper Cargill Chant, P.A.

STATE OF RHODE ISLAND )
COUNTY OF PROVIDENCE )

I, the undersigned authority, a Notary Public in and for said county in said state, hereby certify that Toni A Motta, the Assistant Secretary of Tennessee CVS Pharmacy, L.L.C., whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of said instrument, s/he executed the same as her/his free act and deed and as the free act and deed of Tennessee CVS Pharmacy, L.L.C. on the day the same bears date.

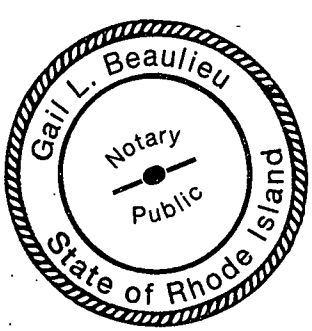
Given under my hand and official seal this the 15th day of February, 2022.

_____
Notary Public

AFFIX SEAL

My commission expires: 6/27/2025

Gail L Beaulieu
Notary Public 28998
State of Rhode Island
My Comm. Expires 06/27/2025



# AFFIDAVIT OF CONSIDERATION

The actual consideration for this transfer is **$0.00**.

TENNESSEE CVS PHARMACY, L.L.C.,
a Tennessee limited liability company

By: _____
Name: Toni A. Motta
Title: Assistant Secretary

CVS Legal Approval:

Andrew A. Dean, Esq.,
Cooper Cargill Chant, P.A.

STATE OF RHODE ISLAND )
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I, the undersigned authority, a Notary Public in and for said county in said state, hereby certify that Toni A Motta, the Assistant Secretary of Tennessee CVS Pharmacy, L.L.C., whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of said instrument, s/he executed the same as her/his free act and deed and as the free act and deed of Tennessee CVS Pharmacy, L.L.C. on the day the same bears date.

Given under my hand and official seal this the 15th day of February, 2022.

_____
Notary Public

AFFIX SEAL

My commission expires: 6/27/2025

Gail L Beaulieu
Notary Public 28998
State of Rhode Island
My Comm. Expires 06/27/2025

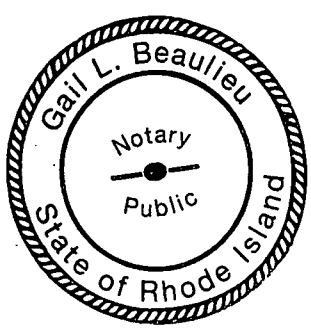


**EXHIBIT "A"**
**(Fee Simple)**

**PARCEL I**

**Description of Tracts I & II of the 3715 Hillsboro Holdings, LLC property recorded at Instrument No. 20140707-0059200 and of part of a 40' Wide Public Alley in Nashville, Davidson County, Tennessee:**

**Beginning at the intersection of the west line of Hillsboro Pike (80' R.O.W.) and the north line of Crestmoor Road (60' R.O.W.); thence north 82 degrees 28 minutes 17 seconds west with the north line of said Crestmoor Road, 261.92 feet to a found iron pin in the east line of the Reginald Clown Prince, LLC property recorded at Instrument No. 20120216-0013536; thence north 07 degrees 46 minutes 03 seconds east with the east line of said property recorded at Instrument No. 20120216-0013536, 175.20 feet to a found rebar in the south line of the Calvary Methodist Church property recorded in Book 3069, Page 81; thence south 82 degrees 28 minutes 17 seconds east with the south line of said property recorded in Book 3069, Page 81, 20.00 feet to a point in the west end of a 5' Reserved Strip of record in Plat Book 974, Page 64; thence south 07 degrees 46 minutes 03 seconds west with the west end of said 5' Reserved Strip, 5.00 feet to a point; thence south 82 degrees 28 minutes 17 seconds east with the south line of said 5' Reserved Strip, 59.91 feet to a found rebar in the west line of a 40' Wide Public Alley; thence north 07 degrees 46 minutes 03 seconds east with the west line of said alley, 5.00 feet to a set 1/2" rebar with plastic cap in the south line of said property recorded in Book 3069, Page 81; thence south 82 degrees 28 minutes 17 seconds east with the south line of said property recorded in Book 3069, Page 81, 20.00 feet to a point in the centerline of said alley; thence south 07 degrees 46 minutes 03 seconds west with the centerline of said alley, 77.99 feet to a point in the westerly extension of the south line of the McIntosh, LLC property recorded at Instrument No. 20131209-0124702; thence south 82 degrees 18 minutes 12 seconds east with the south line of said property recorded at Instrument No. 20131209-0124702 and the westerly extension thereof, 188.56 feet to a point in the west line of the aforesaid Hillsboro Pike; thence in a southwesterly direction with the west line of said Hillsboro Pike along a curve to the right having a radius of 1392.40 feet, delta angle of 04 degrees 07 minutes 48 seconds, chord = south 23 degrees 06 minutes 16 seconds west - 100.34 feet, an arc length of 100.36 feet to the Point of Beginning and containing 34,260 square feet or 0.787 acres of land.**

**Being the same property conveyed to Tennessee CVS Pharmacy, LLC, a Tennessee limited liability company by Special Warranty Deed from 3715 Hillsboro Holdings, LLC a Tennessee limited liability company, dated March 2, 2018, and recorded March 7, 2018 of record in Instrument No. 20180407-0021436, Register's Office for Davidson County, Tennessee.**

**The above description includes property conveyed to Tennessee CVS Pharmacy, LLC a Tennessee limited liability company by Quitclaim Deed from 3715 Hillsboro Holdings, LLC, a Tennessee limited liability company, dated March 2, 2018 and recorded March 7, 2018 of record in Instrument No. 20180307-0021437, Register's Office for Davidson County, Tennessee.**

**The above description includes property conveyed to Tennessee CVS Pharmacy, L.L.C, a Tennessee limited liability company, by Quitclaim Deed from Seong Huyn Park and Jennifer Park (formerly known as Young Sook Park), dated February 14, 2022, recorded February 28, 2022, of record in Instrument No. 20220228-0022631, Register's Office for Davidson County, Tennessee.**

**The above description includes property conveyed to Tennessee CVS Pharmacy, L.L.C., a Tennessee limited liability company, by Quitclaim Deed from Seong Hyun Park and Jennifer Park (formerly known as Young Soon Park), dated February 14, 2022, recorded February 28, 2022, of record in Instrument No. 20220228-0022633, Register's Office for Davidson County, Tennessee.**

**The above description includes property conveyed to Tennessee CVS Pharmacy, L.L.C., a Tennessee limited liability company, by Quitclaim Deed from MCINTOSH, LLC, a Tennessee limited liability company, dated February 14, 2022, recorded February 28, 2022, of record in Instrument No. 20220228-0022634, Register's Office for Davidson County, Tennessee.**

**The above description includes property conveyed to Tennessee CVS Pharmacy, L.L.C., a Tennessee limited liability company, by Quitclaim Deed from Calvary United Methodist Church, a Tennessee non-profit entity (also known as Calvary Methodist Church, dated February 14, 2022, recorded February 28, 2022, of record in Instrument No. 20220228-0022635, Register's Office for Davidson County, Tennessee.**