Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
MAPCO Express, Inc. 801 Crescent Center Drive, Suite 300 Franklin Tennessee 37067 Attn.: Real Estate	Map/Parcel Nos. 82-13-107.00 82-13-108.00 82-13-109.00 82-13-110.00 82-13-111.00 82-13-112.00 82-13-113.00	Same
This instrument prepared by: James L. Murphy, Bradley Arant Boult Cummings LLP 1600 Division Street, Suite 700, Nashville, TN 37203		

QUITCLAIM DEED TO CONSOLIDATE PARCELS

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, MAPCO EXPRESS, INC., a Delaware corporation (the "Grantor"), has bargained and sold, and by these presents transfers and conveys to MAPCO EXPRESS, INC., a Delaware corporation (the "Grantee"), Grantee's successors and assigns, all of Grantor's right, title, and interest in and to certain land located in Davidson County, State of Tennessee, being more particularly described in Exhibit A, which is attached hereto and incorporated herein by reference (the "Property").

The sole purpose of this deed is to combine and consolidate the parcels comprising Tax Map and Parcel Nos. 82-13-107.00, 82-13-108.00, 82-13-109.00, 82-13-110.00, 82-13-111.00, 82-13-112.00 and 82-13-113.00.

This is improved property located at 801, 813 and 815 Jefferson Street Nashville, Tennessee, and 1048, 1052, 1054 and 1056 9th Avenue North, Nashville, Tennessee.

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

Karen Johnson Davidson County
Batch# 850047 DEEDQC
05/03/2022 11:52:09 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20220503-0051304

[SIGNATURES ON FOLLOWING PAGE]

STATE OF TENNESSEE
COUNTY OF Williamson

The actual consideration for this transfer is $0.00 and no other monetary consideration.

Affiant

Subscribed and sworn to before me this 6th day of May, 2022.

Notary Public
My Commission Expires: 11/20/2022

STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON CO. My Commission Expires: 11-20-2022

IN WITNESS WHEREOF, Grantor has executed this Quitclaim Deed this 6th day of April, 2022.

GRANTOR:

MAPCO EXPRESS, INC.

By: Keith Slater
Name: KEITH SLATER
Title: CFO

STATE OF Tennessee)
)
COUNTY OF Williamson)

Before me, Sheri Kimbro, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Keith Slater, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself/herself to be the CFO of MAPCO EXPRESS, INC., the within named bargainor, a Delaware corporation, and that he/she as such CFO, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself/herself as such CFO.

WITNESS my hand and seal at office in Franklin, Tennessee, this the 6 day of April, 2022.

Sheri Kimbro
Notary Public

My Commission Expires:
11/20/2022

SHERI KIMBRO
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 11-20-2022

[NOTARIAL SEAL]

EXHIBIT A

Land lying in Davidson County, Tennessee, being more particularly described according to the ALTA/NSPS Survey by Clint Elliott Survey, stamped and dated May 23, 2019 by G. Scott Carter, Registered Professional Land Surveyor, license # 2391, as follows:

BEGINNING at a capped iron rod set at the northeast corner of the AJS Associates property as described in Deed Book 00011497 0000318 in the Register's Office of Davidson County, Tennessee, the same point located on the south right-of-way line of Rosa L. Parks Boulevard, having a right-of-way width of 80 feet, said point also being the southeast corner of the property being herein described; thence, leaving said point and right-of-way line of Rosa L. Parks Boulevard, with and along the northern property line of the aforementioned AJS Associates property, South 65 degrees 48 minutes 40 seconds West, passing thru an iron pipe found at 112.9 feet, said point being the common corner of the aforementioned AJS Associates property and the O.I.C. Ninth Avenue North Homes property as described in Instrument Number MA-20080617 0062492 in the Register's Office of Davidson County, Tennessee, for a total distance of 232.49 feet to a capped iron rod set at the northwest corner of the aforementioned O.I.C. Ninth Avenue North Homes property and the northern right-of-way line of 9th Avenue North, having a right-of-way that varies; thence, leaving said point, continuing with and along the north right-of-way line of 9th Avenue North, passing thru a 3/4 inch iron rod found at 120.3 feet and passing thru a capped iron rod found at 142.3 feet for a total distance of 255.24 feet to a pk nail set at the intersection point of the north right-of-way line of 9th Avenue North and the south right-of-way line of Jefferson Street, having a right-of-way width of 45 feet; thence, leaving said point, with and along the south right-of-way line of Jefferson Street, North 73 degrees 10 minutes 47 seconds East, 219.53 feet to a point; thence, in a curve to the right, having a radius of 30 feet, an arc length of 41.46 feet and being subtended by a chord direction of South 67 degrees 13 minutes 43 seconds East, 38.24 feet to a point located on the south right-of-way line of Rosa L. Parks Boulevard; thence, leaving said point, with and along the south right-of-way line of Rosa L. Parks Boulevard, South 27 degrees 38 minutes 13 seconds East, 70.46 feet to a point; thence, in a curve to the right, having a radius of 4,953.07 feet, an arc length of 128.26 feet and being subtended by a chord direction of South 24 degrees 44 minutes 28 seconds East, 128.26 feet to the POINT OF BEGINNING.

Being the same property conveyed to MAPCO EXPRESS, INC. a Delaware corporation by Deeds of record in Instrument No. 20060111-0004559, Instrument No. 20191001-0100174, Instrument No. 20191001-0100175, Instrument No. 20191001-0100176, Instrument No. 20191001-0100177 and Instrument No. 20191001-0100178, Register's Office for Davidson County, Tennessee.