QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 855497 DEEDQC
05/13/2022 11:34:15 AM 3 pgs
Fees: $17.00 Taxes: $0.00

20220513-0055429

SARAH AMES
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES SEPTEMBER 02, 2024

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF May, 2022.

Notary Public

MY COMMISSION EXPIRES: 9/2/24
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Matthew Noggle, Attorney at Law, 4235 Hillsboro Pike, Suite 300, Nashville, TN 37215

File No.: 2021-GTE-800

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.(S)
Nolensville Partners HLA, LLC	Same as Owner	181-00-0-046.00
(NAME) 3201 Trevor Street, Suite 200	(NAME)	
(ADDRESS) Nashville, TN 37209	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Highpoint Investors**, a Tennessee general partnership (the "**Grantor**"), by these presents does hereby by these presents does hereby quitclaim, transfer and convey to **Nolensville Partners HLA, LLC**, a Tennessee limited liability company (the "**Grantee**"), its successors and assigns, that certain parcel of land in Davidson County, State of Tennessee, described on Exhibit "A" attached hereto and incorporated herein (the "**Property**").

This is unimproved property located at 6640 Nolensville Pike, Brentwood, TN 37027.

This conveyance is made subject to any and all matters, restrictions, and/or easements of record. Grantor makes no representations or warranties whatsoever with respect to the title or condition of the Property.

[signature on the following page]

IN WITNESS WHEREOF, the Grantor has executed this Warranty Deed the 11th day of May, 2022.

GRANTOR:

Highpoint Investors, a Tennessee Partnership

By: _____
Ken Premo, Managing Partner

STATE OF TENNESSEE)

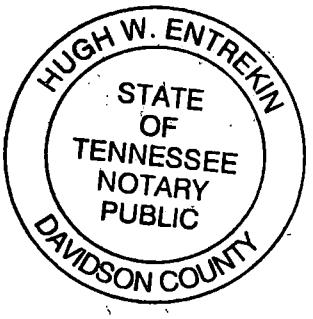
COUNTY OF Davidson)

Before me, the undersigned, a Notary Public in and for the State aforesaid, personally appeared Ken Premo, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and acknowledged that he is the Managing Partner of Highpoint Investors, a Tennessee general partnership, the within named bargainor, and that he being duly authorized, executed the foregoing instrument for the purposes therein contained in his capacity as Authorized Partner of the partnership.

WITNESS my hand, at office, this 11th day of May, 2022.

_____
Notary Public

My Commission Expires: 7-3-23



"EXHIBIT A"

DESCRIPTION OF THE PROPERTY

The land referred to herein below is situated in the County of Davidson, State of Tennessee, and is described as follows:

Land in the 5th, formerly the 6th, Civil District of Davidson County, Tennessee, and being described according to an ALTA/NSPS survey done by, W&A Engineering, dated 09/20/21;

Beginning at a 3/8" rebar with no cap found in the southeasterly margin of Ander Drive & Nolensville Pike; thence with the southerly margin of Ander Drive, North 47 degrees 58 minutes 13 seconds East, 255.06 feet to a 5/8" rebar found with a cap marked SM&E; thence with a curve to the right, having a radius of 25 feet, an arc length of 39.20 feet, a chord bearing of South 87 degrees 03 minutes 56 seconds East, and a chord distance of 35.36 feet, to a mag nail found with a washer marked SM&E, point being on the northerly line of the tract described herein and in the southerly margin of Missionary Way; thence continuing along the southerly margin of Missionary Way, South 42 degrees 00 minutes 13 seconds East, a distance of 315.70 feet, to a 5/8" rebar found with no cap, point being the northeasterly corner of the tract described herein and the westerly line of the Nazemi Family Trust of record in Instrument No. 20121228-0120120, R.O.D.C., TN; thence continuing along said line, South 47 degrees 21 minutes 33 seconds West, a distance of 304.89 feet, to a 5/8" rebar found with a cap marked SM&E, point being the southeasterly corner of the tract described herein and in the northerly margin of Nolensville Pike; thence continuing with the northerly margin of Nolensville Pike, North 42 degrees 01 minute 24 seconds West, a distance of 319.08 feet, to a mag nail found with a washer marked SM&E; thence with a curve to the right having a radius of 25 feet, an arc length of 39.04 feet, a chord bearing of North 03 degrees 06 minutes 58 seconds East, and a chords distance of 35.19 feet, to the Point of Beginning, containing 2.39 acres more or less.

Being part of that property conveyed to Highpoint Investors, a Tennessee general partnership, from Highpoint Investors, LLC, a Tennessee limited liability company by Quitclaim Deed dated December 30, 2010, of record in Instrument No. 20101230-0104008, in the Register's Office of Davidson County, Tennessee.