Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
BT Green Hills Realty Partners 2002 Richard Jones Road Suite C-200 Nashville, Tennessee 37215	Map/Parcel Nos. 131-2/98 131-2/99	Same Address as New Owner

This instrument prepared by: Ann Peldo Cargile, Esq., Bradley Arant Boult Cummings LLP
1600 Division Street, Suite 700, Nashville, TN 37203

QUITCLAIM DEED

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, BRADFORD REALTY PARTNERS, a Tennessee general partnership (the "Grantor"), by these presents hereby sells, assigns and quitclaims to BT GREEN HILLS REALTY PARTNERS, a Tennessee general partnership (the "Grantee"), Grantee's successors and assigns, all of Grantor's right, title, and interest in and to certain real property 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").

This is improved property located at 4094 & 4100 Hillsboro Pike, Nashville, Tennessee.

TO HAVE AND TO HOLD the Property, together with the improvements thereupon and all appurtenances, hereditaments, estate, title, and interest thereto belonging to Grantee, its successors and assigns, forever.

The Property is conveyed subject to the real estate taxes for the year 2022 and subsequent years, a lien, but not yet due and payable, and all limitations, restrictions and encumbrances as may affect the Property.

[SIGNATURES ON FOLLOWING PAGE]

Karen Johnson Davidson County
Batch# 857548 DEEDQC
05/18/2022 10:16:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20220518-0057308

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $0.00.

Affiant

DELSA J. CARTER
STATE
TENNESSEE
NOTARY
PUBLIC
DAVIDSON COUNTY, TENN.

Subscribed and sworn to before me this 29 day of April, 2022.

Notary Public
My Commission Expires: 07-07-2025

IN WITNESS WHEREOF, Grantor has executed this Quitclaim Deed this 29th day of April, 2022.

GRANTOR:

BRADFORD REALTY PARTNERS, a Tennessee general partnership

By: BPI BRADFORD REALTY PARTNERS, a Tennessee general partnership, Managing Partner

By: BPI 2121 Abbott Martin Partners, LLC, a Tennessee limited liability company, Managing Partner

By: David P. Crabtree

David P. Crabtree, Manager

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared David P. Crabtree, 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 Manager of BPI 2121 Abbott Martin Partners, LLC, a Tennessee limited liability company, as Managing Partner of BPI Bradford Realty Partners, a Tennessee general partnership, the Managing Partner of Bradford Realty Partners, the within named bargainor, a Tennessee general partnership, and that he as such Manager, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the partnership by himself as Manager.

Witness my hand and seal at office in Nashville, Tennessee, this 29 day of April, 2022.

Delsa J. Carter

Notary Public

My Commission Expires: 07-07-2025

DELSA J. CARTER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

EXHIBIT A

DESCRIPTION OF PROPERTY

TRACT 1

(PARCEL A)

Being the south 50 feet of Lot No. 73 and a part of the north 30 feet of Lot No. 74 on the Map of Colonial Heights, as of record in Book 1130, Page 102, Register's Office for Davidson County, and described as follows:

BEGINNING at a point in the easterly margin of Hillsboro Road said point being 25 feet south of the corner of Lots Nos. 72 and 73; thence easterly parallel to the line between said lots 300 feet to the westerly margin of a 20-foot alley; thence with the margin of the same, 80 feet to a point which is 30 feet south of the line of Lots Nos. 73 and 74; thence westerly parallel to the line between Lots Nos. 73 and 74, 154.6 feet, more or less, to a point in the rear face wall of the building of the property of Roy J. Dennis and wife, Mary B. Dennis; thence with the rear face wall of said building northeasterly .17 to a point; thence along the northerly face wall of said building northwesterly 69.25 feet to the northwesterly corner of said building, being a point in the front line of a slab at the front of the building on said Dennis property; thence with the line of said slab southwesterly .54 feet to a point, which is 30 feet south of the line between Lots Nos. 73 and 74; thence westerly parallel to the line between said lots and 30 feet south of same, a distance of 76.15 feet to the east margin of Hillsboro Road; thence with the margin of the same, northerly 80 feet to the beginning.

(PARCEL B)

Being Lot No. 72 and the northerly 25 feet of Lot No. 73 on the Plan of Colonial Heights Subdivision, of record in Book 1130, Page 102, Register's Office for said County. Said lot and part of said lot adjoin and front together 100 feet on the easterly side of Hillsboro Road and run back between parallel lines 300 feet to an alley.

Being the same property conveyed to Bradford Realty Partners, a Tennessee general partnership by Deeds of record in Instrument Nos. 20121221-0118112 and 20121221-0118110, 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 April 29th, 2022.

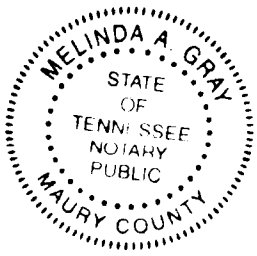
J. BRYAN ECHOLS

Date: May 11, 2022

STATE OF TENNESSEE)
)
COUNTY OF MAURY)

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 Columbia, Tennessee, this 11th day of May, 2022.



Notary Public
My Commission Expires: 12-18-2023