Karen Johnson Davidson County
Batch# 862772 DEEDQC
05/25/2022 03:17:30 PM 8 pgs
Fees: $42.00 Taxes: $0.00
20220525-0060917

This instrument prepared by:
Polsinelli LLP
2049 Century Park East, Suite 2900
Los Angeles, CA 90067
Attention : Vivian Grigorians
310-556-1801

This (MAIL) instrument may be returned to:
Novare National Settlement Services
320 Commerce, Suite 150
Irvine, CA 92602
Attn: Sandra Canizales

ADDRESS OF NEW OWNER(S):	SEND TAX BILLS TO:	MAP PARCEL NO.
c/o Tiber **9200 E. Hampton Drive** **Capitol Heights, MD 20743**	**c/o Tiber** **9200 E. Hampton Drive** **Capitol Heights, MD 20743**	**See Exhibit A attached hereto**

QUITCLAIM DEED, POOL 2

KNOW ALL MEN BY THESE PRESENTS, that that on this the 18th day of May, 2022, **SFR XII Nashville Owner 1, L.P.**, a Delaware limited partnership ("**Grantor**"), FOR AND IN CONSIDERATION of the sum of Zero Dollars ($0.00), cash in hand paid, the receipt of which is hereby acknowledged, does hereby quitclaim unto **SFR XII NM Nashville Owner 1, L.P.** a Delaware limited partnership ("**Grantee**"), all of Grantor's interest in and to the following described land located in the County of Davidson, State of Tennessee, to wit:

See Exhibit "A" attached hereto and incorporated herein.

THIS INSTRUMENT HAS BEEN PREPARED AT THE REQUEST OF GRANTOR AND GRANTEE WITHOUT THE BENEFIT OF A TITLE SEARCH.

[*Remainder of Page Intentionally Left Blank*]

IN TESTIMONY WHEREOF, Grantor has executed this Quit Claim Deed as of the date first written above.

SFR XII Nashville Owner 1, L.P., a Delaware limited partnership

By: SFR XII Nashville Owner GP, L.L.C., a Delaware limited liability company, its General Partner

By: _____
Nick Haechler, Authorized Signatory

State of Connecticut
County of Fairfield ss. Greenwich

Personally appeared before me, the undersigned, a Notary Public in and for the said County and State, Nick Haechler, to me known to be the person who executed the foregoing instrument as authorized signatory on behalf of SFR XII Nashville Owner GP, L.L.C., a Delaware limited liability company, which entity is the General Partner of SFR XII Nashville Owner 1, L.P., a Delaware limited partnership, and that he executed the same as the free act and deed of said SFR XII Nashville Owner 1, L.P.

Witness my hand, at office, this 18th day of May, 2022.

_____
Notary Public
My commission expires:
(Affix Seal)

KRISTIN ROCCO COPPOLA
Notary Public, State of Connecticut
My Commission Expires Mar. 31, 2026

QUIT CLAIM DEED

Exhibit A

Legal Description of the Land

SFR XII Nashville Owner 1, L.P. – Exhibits A1 – A9

Exhibit A-1
Address: 302 NESBITT LN, Nashville, TN 37115
Legal:

Land in Davidson County, Tennessee, being Lot No. 10A on then plan of Zone Lot Division of Lots 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 51, 52, 53, S4, 55, 56, 57, 58, 59, & 60 Heritage Place, of record in Plat Book 5200, page 628, as amended in Plat Book 6250, page 632, Register's Office of said County, to which plan reference is hereby made for a more complete description of said lot.

Map & Parcel No: 042-08-0-074

Being the same property conveyed to SFR XII Nashville Owner 1, L.P., by Warranty Deed of record in Instrument No. 20220303-0024154, in the Register's Office of Davidson County, Tennessee, dated June 29, 2021 and recorded on March 3, 2022.

Exhibit A-2
Address: 6022 CORTEZ CT, Nashville, TN 37076
Legal:

Being Lot No. 101 on the plan of Dodson Heights, which is of record in Book 2900, Page 113, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Parcel I.D. Numbers: 086-02-0-023

Being the same property conveyed to SFR XII Nashville Owner 1, L.P., by Warranty Deed of record in Instrument No. 20210927-0129573, in the Register's Office of Davidson County, Tennessee, dated September 11, 2021 and recorded on September 27, 2021.

Exhibit A-3
Address: 4753 MINERS CV, Nashville, TN 37013
Legal:

Land in Davidson County, Tennessee, being Lot No. 163 on the Plan of Section Six, Terragon Trails of record in Plat Book 5060, Page 175, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Map-Parcel: 149 09 0 219.00

Being the same property conveyed to SFR XII Nashville Owner 1, L.P., by Warranty Deed of record in Instrument No. 20210923-0127842, in the Register's Office of Davidson County, Tennessee, dated September 9, 2021 and recorded on September 23, 2021.

Exhibit A-4

Address: 5005 ROWENA DR, Nashville, TN 37076

Legal:

Being Lot No. 64 on the plan of Hidden Hill, of record in Book 4860, Page 43, Register's Office for Davidson County, Tennessee, to which Plat reference is hereby made for a more complete legal description.

Parcel ID: 076-05-0-069.00

Being the same property conveyed to SFR XII Nashville Owner 1, L.P., by Warranty Deed of record in Instrument No. 20210924-0128370, in the Register's Office of Davidson County, Tennessee, dated September 17, 2021 and recorded on September 24, 2021.

Exhibit A-5

Address: 509 HERITAGE LN, Nashville, TN 37115

Legal:

Land in Davidson County, Tennessee, being Lot No. 301 on the Plan of Heritage Square, Phase Three Revised, of record In Plat Book 5200, Page 744, In the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of Ille property,

Map- Parcel: 042-07-0A-098-00

Being the same property conveyed to SFR XII Nashville Owner 1, L.P., by Warranty Deed of record in Instrument No. 20220307, in the Register's Office of Davidson County, Tennessee, dated October 5, 2021 and recorded on March 7, 2022.

Exhibit A-6

Address: 318 BONNAHURST DR, Nashville, TN 37076

Legal:

Being all of Lot No. 732 on the plan of Section Seven, Hermitage Hills of record in Plat Book 3300, Page 62-63, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Parcel I.D. Numbers: 075 05 0 027.00

Being the same property conveyed to SFR XII Nashville Owner 1, L.P., by Warranty Deed of record in Instrument No. 20211217-0167155, in the Register's Office of Davidson County, Tennessee, dated October 7, 2021 and recorded on December 17, 2021.

Exhibit A-7
Address: 914 TUCKAHOE DR, Nashville, TN 37115
Legal:

Land in davidson county, tennessee, being lot no. 69 on the plan of kemper heights, section 2, of record in book 2331, page 104, register's office for davidson county, tennessee, and more particularly described as follows:

Beginning at a point on the easterly margin of kemper drive south, a common corner of lot nos. 69 and 70; thence along the line between said lots in an easterly direction 138 feet to a point, the common corner of lots 68, 69 and 70; thence along the line between lots 68 and 69 in a southerly direction 172.3 feet to a point in the northerly margin of tuckahoe drive; thence in a westerly direction along said margin 148.1 feet to a point; thence in a northwesterly direction around a curve 40.59 feet to a point in the easterly margin of kemper drive south; thence along said margin 185.4 feet to the point of beginning

Parcel I.D. Numbers: 042090076

Being the same property conveyed to SFR XII Nashville Owner 1, L.P., by Warranty Deed of record in Instrument No. 20220228-0022136, in the Register's Office of Davidson County, Tennessee, dated November 3, 2021 and recorded on February 28, 2022.

Exhibit A-8
Address: 647 VERNON AVE #400, Nashville, TN 37209
Legal:

Land in Davidson County, Tennessee, being Unit Nos. 205, 303-306, 400-403 and 405-409 of the Charlotte Park Townhomes, a horizontal property regime established by the Amended and Restated Declaration of Covenants, Conditions and Restrictions for Charlotte Park Townhomes, a Townhouse Planned Unit Development (as the same may be amended and restated, of record in Instrument Number 20210823-0113740, in the Register's Office for Davidson County, Tennessee, said Units being depicted on the site plan attached as Exhibit "B" to the aforementioned Declaration.

Being the same property conveyed to SFR XII Nashville Owner 1, L.P., by Warranty Deed of record in Instrument No. 20211215-0165573, in the Register's Office of Davidson County, Tennessee, dated December 10, 2021 and recorded on December 15, 2021.

MAP/PARCEL NOS.

091 05 3E 205.00
091 05 3E 303.00-306.00
091 05 3E 400.00-403.00
091 05 3E 405.00-409.00

Exhibit A-9

Address: 5312 WESSEX DR, Nashville, TN 37211

Legal:

Being Lot No. 54, on the Plan of Southwood Subdivision, of record in Plat Book 2663, pages 125-126, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Map – Parcel: 162-05-0-035.00

Being the same property conveyed to SFR XII Nashville Owner 2, L.P., by Warranty Deed of record in Instrument No. 20220224-0021283, in the Register's Office of Davidson County, Tennessee, dated February 3, 2022 and recorded on February 24, 2022.

VALUE AFFIDAVIT

State of Connecticut
County of Fairfield ss Greenwich

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $0.00.

Affiant

Subscribed and sworn to before me this 18th day of May, 2022.

Notary Public
My Commission Expires:
(Affix Seal)

KRISTIN ROCCO COPPOLA
Notary Public, State of Connecticut
My Commission Expires Mar. 31, 2026

TN – DAVIDSON – Owner 1 – DEED, POOL 2

True Copy Certification

I, JOHN KEMPER, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of CA

County of Orange

Personally appeared before me, Norma Camarena a notary public for this county and state, John Kemper who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires:
Notary' Seal (if on paper)

NORMA CAMARENA
Notary Public - California
Orange County
Commission # 2325682
My Comm. Expires Mar 29, 2024