Karen Johnson Davidson County
Batch# 879196 DEEDQC
06/28/2022 08:47:30 AM 7 pgs
Fees: $37.00 Taxes: $0.00
20220628-0073938

RESPONSIBLE TAXPAYER(S):	THIS INSTRUMENT PREPARED BY:
Waterleaf TN, LLC c/o OpenPath Investments, LLC 999 18th Street, Suite 1120S Denver, Colorado 80202	Real Estate Law Group, LLP 2330 Marinship way, Suite 211 Sausalito, California 94965 Attention: Christine Gregorak

DAVIDSON COUNTY
PARCEL ID NUMBER: 163 000 0416.00

I hereby swear or affirm that the actual consideration for this transfer is **$0.00.**

Elsa Simaan
Name: Elsa Simaan

Sworn to and subscribed before me this
22 day of June, 2022
Renee' W. Buchanan
Notary Public
My Commission Expires: 12/15/2024

Renee' W. Buchanan NOTARY PUBLIC CLEVELAND COUNTY, N.C.

QUITCLAIM DEED

THIS INDENTURE, made effective as of the 23 day of June, 2022, between WATERLEAF AT ANTIOCH APARTMENTS, LLC, a South Carolina limited liability company ("**Grantor**"), and WATERLEAF TN, LLC, a Delaware limited liability company ("**Grantee**").

W I T N E S S E T H:

That for and in consideration of the sum of Ten Dollars ($10.00) and for other good and valuable consideration, the receipt of which is hereby acknowledged, Grantor has granted, bargained, sold, conveyed, remised, released and QUITCLAIMED, and does hereby grant, bargain, sell, convey, remise, release and QUITCLAIM unto Grantee, together with the hereditaments and appurtenances thereto appertaining, hereby releasing, if applicable, all claims to homestead, dower and curtesy therein, all of the estate, right, title and interest of Grantor in and to the real property more particularly described in **Exhibit A** attached hereto, which **Exhibit A** is incorporated herein by reference as fully as though copied herein.

THIS CONVEYANCE IS SUBJECT TO any and all (i) restrictions, easements, setback lines, conditions, plats, and encumbrances of record in the Davidson County Register's Office; (ii) the lien of state and local real property taxes; and (iii) any matter that would be revealed by a current, accurate survey or inspection of the property.

Words of any gender shall be deemed to include any other gender, and a reference to the singular shall include the plural, and vice versa, unless the context indicates that such reading would be inappropriate.

THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE STATUS OF THE TITLE TO THE PROPERTY DESCRIBED HEREIN. THIS DEED HAS BEEN PREPARED SOLELY FROM INFORMATION FURNISHED TO THE PREPARER WHO MAKES NO REPRESENTATION OTHER THAN THAT IT HAS BEEN ACCURATELY TRANSCRIBED FROM INFORMATION PROVIDED. FURTHER, THE PREPARER OF THIS DEED HAS NEITHER BEEN REQUESTED TO NOR HAS HE CONDUCTED A TITLE SEARCH, SURVEY OR AN INSPECTION OF THE PROPERTY WHICH IS THE SUBJECT HEREOF.

///continued on next page///

Witness our hand this 23 day of June, 2022, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

GRANTOR:

WATERLEAF AT ANTIOCH APARTMENTS, LLC,
a South Carolina limited liability company

By: Waterleaf TN, LLC,
a Delaware limited liability company
Its: Sole Member

By: OP Waterleaf, LLC,
a Colorado limited liability company
Its: Sole Member

By: OP Waterleaf Manager, LLC,
a Delaware limited liability company
Its: Manager

By: OP Group Manager, LLC
a Delaware limited liability company
Its: Sole Member

By: OpenPath Group, LLC,
a Delaware limited liability company
Its: Sole Member

By: _____
Peter M. Slaugh, Manager

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of CALIFORNIA)
)
County of MARIN)

On JUNE 20, 2022 before me, SILVER CLARK, notary public (here insert name and title of the officer), personally appeared PETER M. STAUGH, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

SILVER CLARK
Notary Public - California
Marin County
Commission # 2361815
My Comm. Expires Jun 18, 2025

Signature Silver Clark (Seal)

EXHIBIT A
LEGAL DESCRIPTION

Part of Lot 1 Final Plat of the 1st Revision Crossings Circle ROW Abandonment, as recorded in Document No. 200908110075703, Register's Office Davidson County, Tennessee ("RODC"), such tract being bounded on the north by the CSX Railroad right of way ("ROW"); on the east by Old Franklin Road; and on the south and west by the remainder of said Lot 1, also being the lands of Antioch Properties, LLC, as recorded in Document No. 200910200096910, RODC; such tract being described as follows:

Beginning at an iron rod (new) on the southern ROW of said CSX Railroad and western ROW of said Old Franklin Road; thence along said Old Franklin Road ROW South 38° 49' 29" West 638.89 feet to an iron rod (new); thence with a curve to the right having a central angle of 24° 11' 24", a length of 301.48 feet, a radius of 713.94 feet, a tangent of 153.02 feet, and a chord bearing and distance of South 50° 55' 19" West, 299.25 feet to an iron rod (old); thence South 63° 01' 09" West 129.26 feet to an iron rod (old); thence leaving said Old Franklin Road ROW with the centerline of a meandering creek North 52° 40' 52" West 186.30 feet to a point; thence North 60° 21' 24" West 104.55 feet to a point; thence, North 76° 18' 14" West 132.76 feet to a point; thence North 54° 52' 30" West 86.53 feet to a point; thence North 72° 41' 45" West 38.05 feet to an iron rod (old); thence leaving said centerline of the creek with a new line North 07° 17' 44" East 229.15 feet to an iron rod (old); thence North 23° 29' 58" East 715.05 feet to an iron rod (new) on the southern ROW of said CSX railroad; thence along said CSX Railroad ROW South 66° 30' 02" East 991.13 feet to the point of beginning, containing 795,692 square feet, or 18.26 acres, more or less, according to the survey by Robert M. Searson, Tennessee Registered Land Surveyor No. 1666, dated July 1, 2011.

ALSO BEING THE SAME PROPERTY AS DESCRIBED IN THE ALTA/ACSM LAND TITLE SURVEY PREPARED BY L. BRANDON LAMBERT, RLS No. 2828 WITH S&ME, PROJECT NO. 554919016, DATED MAY 15, 2019, LAST REVISED ON JANUARY 7, 2020:

Being a portion of Lot 1 of Final Plat of 1st Revision Crews Crossings Easement Abandonment as recorded in Document No. 200908110075703 Register's Office Davidson County, Tennessee, (RODC). Tract being bounded on the north by CSX Railroad Right-of-Way (ROW), bounded on the east by the western ROW of Old Franklin Road and bounded on the south and west by the remainder of said Lot 1, also being the lands of Waterford Crossing Property, LP, as recorded in Document No. 201411240108335, RODC. Tract being described as follows.

POINT OF BEGINNING being the southwest ROW intersection of said CSX Railroad and said Old Franklin Road; thence along said western ROW of Old Franklin Road with the following: South 38°48'07" West 638.89 feet to a point; thence with a curve to the right having an arc length of 301.48 feet, a radius of 713.94 feet, a central angle of 24°11'42", a tangent of 153.02 feet and having a chord bearing and distance of South 50°53'57" West 299.25 feet to a set iron rod with cap; thence South 62°59'47" West 129.26 feet to a found iron rod with "LEA INC" cap; thence leaving said Old Franklin Road ROW along the centerline of a creek North 52°42'14"

West 186.30 feet to a point; thence North 60°22'46" West 104.55 feet to a point; thence North 76°19'35" West 132.76 feet to a point; thence North 54°53'52" West 86.53 feet to a point; thence North 72°43'07" West 38.05 feet to a point; thence leaving said centerline of the creek with the following: North 07° 16'22" East 229.15 feet to a found iron rod with "RAGAN SMITH CAP"; thence North 23°28'36" East 715.05 feet to found iron rod with "LEA INC" cap; thence along said southern ROW of CSX Railroad South 66°31'24" East 991.13 feet to the point of beginning.

Containing 795,692 square feet or 18.26 acres, more or less.

Bearings based on the Tennessee State Plane Coordinate System.

Being the same property conveyed to Waterleaf at Antioch Apartments, LLC, a South Carolina limited liability company by Special Warranty Deed of record in Document No. 20200114-0004733 and Quit Claim Deed of record in Document No. 20200114-0004734, in the Register's Office for Davidson County, Tennessee.

Parcel No. 163 00 0 416.00 (For Informational Purposes Only)

CERTIFICATE OF AUTHENTICITY

I, Amy Lopez do hereby make oath that I am a licensed attorney and/or 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 June 23, 2022.

Affiant
Date: 6/23/2022

STATE OF ~~TENNESSEE~~ NC
COUNTY OF Mecklenburg

Sworn to and subscribed before me this 23 day of June, 2022

Renee' W. Buchanan
Notary Public

My Commission Expires: 12/15/2023

Renee' W. Buchanan NOTARY PUBLIC CLEVELAND COUNTY, N.C.