Karen Johnson Davidson County
Batch# 1171492 DEEDQC
08/16/2024 02:46:30 PM 6 pgs
Fees: $32.00 Taxes: $0.00
20240816-0063180

Address New Owner:	Tax Identification Number:	Send Tax Bills To:
LVA5 Nashville Morris Owner, LLC 37 Graham Street #120 San Francisco, California 94129	092-16-0-438.00	Same.
This instrument prepared by: Michael B. Noble, Bradley Arant Boult Cummings LLP 1221 Broadway, Suite 2400, Nashville, Tennessee 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, **LMV M TOWER HOLDINGS, LLC**, a Delaware limited liability company (the "Grantor"), by these presents hereby quitclaims to **LVA5 NASHVILLE MORRIS OWNER, LLC**, a Delaware limited liability company (the "Grantee"), Grantee's successors and assigns, all of Grantor's right, title, and interest, whatever that may be, in and to certain land located in Davidson County, Tennessee, being more particularly described in Exhibit A, which is attached hereto and incorporated herein by reference (the "Property"), such transfer to be effective as of August 15, 2024.

This is improved property known as 818 19th Ave S, Nashville, Davidson County, Tennessee.

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

IN WITNESS WHEREOF, the Grantor has executed this Quitclaim Deed this 13 day of August, 2024.

GRANTOR:

LMV M TOWER HOLDINGS, LLC, a Delaware limited liability company

By: LVA5 NASHVILLE MORRIS, LLC, a Delaware limited liability company,
Its: Manager

By: LVA5 Nashville Morris JV, LLC,
a Delaware limited liability company,
Its: Manager

By: HZ Capital Partners I, LP,
a Delaware limited partnership
Its: Managing Member

By: HZ Manager II, LLC,
a Delaware limited liability company
Its: General Partner

By: HZ II, LLC,
a Delaware limited liability company
Its: Manager

By: _____
Name: Anthony Lanze
Title: COO-Chief Operating Officer

ACKNOWLEDGMENT

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 San Francisco)

On 8/13/2024, before me, Edwin F. Houtkooper (insert name of notary),
Notary Public, personally appeared Anthony Zanze,
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.

Signature _____ (Seal)

Edwin F. Houtkooper
COMM # 2343800
San Francisco County
California - Notary Public
Comm. Expires Jan. 27, 2025

STATE OF CALIFORNIA
COUNTY OF SAN FRANCISCO

The actual consideration for this transfer is $0.00.

AFFIANT:

LMV M TOWER HOLDINGS, LLC, a Delaware limited liability company

By: LVA5 NASHVILLE MORRIS, LLC, a Delaware limited liability company,
Its: Manager

By: LVA5 Nashville Morris JV, LLC,
a Delaware limited liability company,
Its: Manager

By: HZ Capital Partners I, LP,
a Delaware limited partnership
Its: Managing Member

By: HZ Manager II, LLC,
a Delaware limited liability company
Its: General Partner

By: HZ II, LLC,
a Delaware limited liability company
Its: Manager

By: _____
Name: Anthony Zanze
Title: COO - Chief Operating Officer

Subscribed and sworn to before me this 13 day of August, 2024.

_____
NOTARY PUBLIC

Edwin F. Houtkooper
COMM # 2343800
San Francisco County
California - Notary Public
Comm. Expires Jan. 27, 2025

My commission expires: 1/27/2025

Exhibit A

Description of Property

Land in Davidson County, Tennessee, being Lot No. 1, on the Plat of the Consolidation of Lots 171-177 O.B. Hayes Second Plan of Small Lots, of record as Instrument No. 20151104-0112433, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Said property was conveyed to LMV M Tower Holdings, LLC, a Delaware limited liability company, by Special Warranty Deed of record in Instrument No. 20150911-0092619 and by Quitclaim Deed of record in Instrument No. 20150911-0092620, in the Register's Office for Davidson County, Tennessee.

Tennessee Certification of Electronic Document

I, Yale Riley, 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 August 15, 2024 (date of document).

Affiant Signature

August 15, 2024
Date

State of Tennessee
County of Williamson

Sworn to and subscribed before me this 15th day of August, 2024.

BRANDY GOMAZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Brandy Gomaz
Notary's Signature

My commission expires: 5/5/25