Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
TPG AG EHC SD (LEN) MULTI STATE 1, LLC c/o Essential Housing Asset Management, LLC 8585 E. Hartford Drive, Suite 118 Scottsdale, AZ 85255	16400006900	Lennar Homes of Tennessee, LLC 6840 Carothers Parkway, Suite 600 Franklin, TN 37067 Attn: Division President
This instrument prepared by and return to: Bradley Arant Boult Cummings LLP (BBS) 1221 Broadway, Suite 2400, Nashville, Tennessee 37203		

QUITCLAIM DEED

NAS-TN-240197-COM

FOR VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby acknowledged, **RHYTHM DEVELOPMENT, GP**, a Tennessee general partnership ("Grantor"), by these presents hereby sells, assigns, and quitclaims to **TPG AG EHC SD (LEN) MULTI STATE 1, LLC, a Delaware limited liability company** (the "Grantee"), and Grantee's successors and assigns, all of Grantor's right, title, and interest in and to certain land in Davidson County, Tennessee, being more particularly described in EXHIBIT A, which is attached hereto and incorporated herein by reference, (the "Property").

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

STATE OF Georgia
COUNTY OF Gwinnett

The actual consideration for this transfer is $-00-.

Affiant

Subscribed and sworn to before me this 1st day of April, 2025.

Notary Public

My Commission Expires:
6/2/26

Karen Johnson Davidson County
Batch# 1256010 DEEDQC
04/03/2025 12:33:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20250403-0025423

SHERMAINE DEMESSA
NOTARY PUBLIC
GWINNETT COUNTY, GEORGIA
My Commission Expires 06-02-2026

IN WITNESS WHEREOF, the Grantor has executed this Special Warranty Deed this 28 day of March 2025.

GRANTOR:

RHYTHM DEVELOPMENT, GP,
a Tennessee general partnership

By: _____
Name: Ryan Lux
Title: Authorized Agent

STATE OF TENNESSEE)
COUNTY OF _____)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Ryan Lux, 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 Authorized Agent of Rhythm Development, GP, a Tennessee general partnership, the within named bargainor, and that as such Authorized Agent, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the company by Ryan Lux as Authorized Agent.

Witness my hand and seal, at office in Nashville, Tennessee, this the 28 day of March 2025.

_____
NOTARY PUBLIC

ELIZABETH G COOPER
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY
My Commission Expires 04-26-2025

My Commission Expires: _____

EXHIBIT "A"
LEGAL DESCRIPTION

Land situated in the 8th Councilmanic District of Davidson County, City of Antioch, Tennessee and being more particularly described as follows:

Beginning at an iron rod (old) lying in the easterly margin of Mt. View Road (50' R.O.W.), lying 700' more or less from the centerline intersection of said Mt. View Road and Murfreesboro Road and being southwesterly corner of the hereon described tract:

Thence, with the easterly margin of said Mt. View Road North 08 degrees 39 minutes 59 seconds East, a distance of 267.86' to an iron rod (new).

Thence, with the southerly and easterly lines of Mark R. & Tamitha I. Holcum of record in Deed Book 11446, Page 915, R.O.D.C . the next two (2) calls:

Thence South 76 degrees 47 minutes 44 seconds East, a distance of 392.09' to an iron rod (old);

Thence North 02 degrees 27 minutes 22 seconds East, a distance of 30.08' to an axle;

Thence, with the southerly line of Faith Hope Love Followship of record in Deed Book 11570, Page 965, R.O.D.C. South 45 degrees 13 minutes 48 seconds East, a distance of 644.66' to an iron rod (old);

Thence, with the northerly line of Amber Lane Development, LLC of record in Instrument 201702020078537, R.O.D.C. South 60 degrees 41 minutes 06 seconds West, a distance of 89.56' to an iron rod (old):

Thence, with the northerly line of Stephen J. Kozy of record in instrument 2007122210146597, R.O.D.C. North 79 degrees 34 minutes 19 seconds West, a distance of 443.79' to an iron rod (old);

Thence with the easterly and northerly lines of Ucenna Oku, et.al of record in Instrument 202305080034308, R.O.D.C. the next (2) two calls:

Thence, North 16 degrees 29 minutes 45 seconds East, a distance of 150.08' to an iron rod (old);

Thence, North 80 degrees 30 minutes 58 seconds West, a distance of 414.78' to the point of Beginning.

Containing an area of 218,938 square feet or 5.03 Acres, more or less, as shown on that certain ALTA/NSPS Land Title Survey for Rhythm Development, GP, prepared by Crawford & Cummings. P.C. dated May 7, 2024, last revised March 20, 2025, bearing the seal of J. Alan Cumming RLST No. 2351, Job No. 24-031.

Being the same property conveyed to Rhythm Development, GP, by Warranty Deed from Mohammad Reza Shams of record in Instrument No. 20240415-0026845, Register's Office for Davidson County, Tennessee.

Tennessee Certification of Electronic Document

I, Nathan Byerly, 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 4/1/25 (date of document).

Affiant Signature

4/3/25
Date

State of Georgia

County of Gwinnett

Sworn to and subscribed before me this 3rd day of April, 2025.

Notary's Signature

MY COMMISSION EXPIRES: 3/17/29

NOTARY'S SEAL

