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UPON RECORDATION RETURN TO:**

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SOURCE OF TITLE:
Instrument No. 20151203000413710

MEMORANDUM OF TENANCY IN COMMON AGREEMENT

Between

WCTNV LLC

and

BTNV LLC


Dated: February 12, 2016

Property Address: 9085 Highway 119

City: Alabaster

State: Alabama

County: Shelby


20160219000052680 1/4 \$23.00
Shelby Cnty Judge of Probate, AL
02/19/2016 02:23:02 PM FILED/CERT

MEMORANDUM OF TENANCY IN COMMON AGREEMENT

THIS MEMORANDUM OF TENANCY IN COMMON AGREEMENT (“**Memorandum**”) is made as of February 12, 2016 by and between WCTNV LLC, a Delaware limited liability company, having an address at 14571 Bahama Swallow Blvd., Winter Garden, Florida 34787 (“**WCT**”) and BTNV LLC, a Delaware limited liability company, having an address at 14571 Bahama Swallow Blvd., Winter Garden, Florida 34787 (“**BT**”), all of whom are referred to collectively as the “**Tenants-in-Common**” and each of whom is referred to individually as a “**Tenant-in-Common.**”

1. The provisions set forth in that certain Tenancy in Common Agreement dated as of the date hereof between the parties hereto (the “**TIC Agreement**”), are hereby incorporated by reference into this Memorandum.
2. Each of the Tenants-in-Common is the owner of an undivided interest in that certain parcel of real property set forth on Schedule A hereto attached, together with the improvements thereon (collectively, the “**Property**”).
3. The Tenants-in-Common acquired and hold title to the Property as tenants-in-common, each Tenant-in-Common owning a fifty (50%) percent interest in the Property, by virtue of that certain Statutory Warranty Deed from MAP ALABASTER, LLC, an Alabama limited liability company, as grantor, to the Tenants-in-Common, as grantees, such deed being recorded in the Office of the Judge of Probate of Shelby County, Alabama as Instrument No. 20151203000413710.
4. It is expressly understood and agreed by the Tenants-in-Common that the sole purpose of this Memorandum is to give record notice of the TIC Agreement; it being distinctly understood and agreed that said TIC Agreement constitutes the entire agreement between the parties with respect to the ownership, management, operation, and disposition of their respective interests in the Property. The TIC Agreement contains additional rights, terms, conditions, duties, and obligations not enumerated within this Memorandum. This Memorandum is for information purposes only and nothing contained herein may be deemed in any way to modify or vary any of the terms or conditions of the TIC Agreement. In the event of any inconsistency between the terms of the TIC Agreement and this Memorandum, the terms of the TIC Agreement shall control.
5. The rights and obligations set forth herein shall be binding upon and inure to the benefit of the parties hereto and their respective heirs, representatives, successors, and assigns.

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IN WITNESS WHEREOF, the undersigned have executed this Memorandum as of the date first written above.

WCTNV LLC

By: The Estate of William Chester
Taplitz, its sole member

By: [Signature]
Name: David A. Taplitz
Title: Executor

BTNV LLC


By: [Signature]
Name: David A. Taplitz
Title: Authorized Signatory

STATE OF NEW YORK)

SS.:

COUNTY OF NEW YORK)

On the 12th day of February in the year 2016 before me, the undersigned, personally appeared David A. Taplitz, personally known to me or proved to me on the basis of satisfactory evidence to be the individual(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 capacity(ies), and that by his/her/their signature(s) on the instrument, the individual(s), or the person upon behalf of which the individual(s) acted, executed the instrument.


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[Signature]
JONATHAN S. MARGOLIS
NOTARY PUBLIC, State of New York
No. 02MA4791123
Qualified in New York County
Commission Expires Sept. 30, 2017

SCHEDULE A

Description of the Property

A parcel of land situated in the South half of the Northwest one quarter of the Northwest one-quarter of Section 14, Township 21 South, Range 3 West, Shelby County, Alabama, being more particularly described as follows:

Commence at the Northwest corner of said Section 14; thence run South 00 degrees 25 minutes 40 seconds East along the West line of said Section 14 for a distance of 661.30 feet to a found Beacon capped rebar, said point being the POINT OF BEGINNING; thence leaving the West line of said Section 14, run South 89 degrees 23 minutes 43 seconds East for a distance of 156.81 feet to a found RCFA capped rebar; thence run South 88 degrees 44 minutes 49 seconds East for a distance of 309.94 feet to a found 4" open top; thence run South 23 degrees 14 minutes 38 seconds West for a distance of 199.29 feet to a found 2" open top; thence run South 88 degrees 59 minutes 29 seconds East for a distance of 555.48 feet to a found Beacon capped rebar, said point being on the Westernmost right of way line of Alabama State Highway 119; thence run South 25 degrees 44 minutes 12 seconds West along said Westernmost right of way for a distance of 215.29 feet to an iron pin set, said point being the point of commencement of a curve to the left, said curve having a radius of 3130.00 feet, a central angle of 05 degrees 22 minutes 46 seconds, a chord bearing of South 23 degrees 02 minutes 49 seconds West for a chord distance of 293.77 feet; thence run along arc of said curve and along said Westernmost right of way for a distance of 293.88 feet to a found ¼" rebar; thence leaving said Westernmost right of way, run North 89 degrees 15 minutes 19 seconds West for a distance of 425.20 feet to an iron pin set, said point being on the Easternmost right of way line of Daisy Lane (40' right of way); thence run North 41 degrees 21 minutes 06 seconds West along said Easternmost right of way for a distance of 84.61 feet to an iron pin set, said point being the point of commencement of a curve to the right, said curve having a radius of 56.24, a central angle of 48 degrees 41 minutes 34 seconds, a chord bearing of North 18 degrees 45 minutes 33 seconds West for a chord distance of 46.37 feet; thence run along arc of said curve and along said Easternmost right of way for a distance of 47.80 feet to an iron pin set, said point being a point on the Northernmost right of way line of said Daisy Lane; thence run North 84 degrees 24 minutes 41 seconds West along said Northernmost right of way for a distance of 5.50 feet to an iron pin set; thence leaving said Northernmost right of way, run North 22 degrees 38 minutes 47 seconds East for a distance of 91.41 feet to a found ½" crimp; thence run North 23 degrees 23 minutes 22 seconds East for a distance of 223.01 feet to a found Beacon capped rebar; thence run South 87 degrees 23 minutes 53 seconds West for a distance of 355.48 feet to a found ¼" rebar, said point being a point on the West line of said Section 14; thence run North 00 degrees 25 minutes 40 seconds West for a distance of 279.20 feet to the POINT OF BEGINNING.