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RECORDING REQUESTED BY
WHEN RECORDED MAIL TO:

Cross Reference:
Instrument #20190402000106050
Shelby County, Alabama Records

Nelson Mullins Riley & Scarborough LLP
Atlantic Station
201 17th Street NW
Suite 1700
Atlanta, GA 30363
Attention: Eric R. Wilensky, Esq.

Above Space for Recorder's Use

**RELEASE OF
MEMORANDUM OF TENANCY IN COMMON AGREEMENT**

THIS RELEASE OF MEMORANDUM OF TENANCY IN COMMON AGREEMENT (the "Release") is dated as of August 21, 2020 by and between JES SUMMERCHASE, LLC, a Delaware limited liability company ("JES"), GLOBAL STATE – TBR TIC OWNER, LLC, a Delaware limited liability company ("GS-TBR"), and ROUNDTIPPERS SUMMERCHASE, LLC, a Delaware limited liability company ("Roundtrippers") (together with any other persons or parties who acquire an interest and assume the rights and obligations hereunder by written instrument, each sometimes referred to as a "Co-Tenant" or collectively as the "Co-Tenants").

A. The Co-Tenants have entered into that certain Tenancy in Common Agreement dated as of March 29, 2019, and that certain First Amendment to Tenancy in Common Agreement dated as of July 16, 2020 (collectively, the "TIC Agreement").

B. The Co-Tenants have entered into that certain Memorandum of Tenancy in Common Agreement dated as of March 29, 2019 and recorded April 2, 2019 in Instrument #20190402000106050 (the "Memorandum"), pertaining to certain real property more particularly described in the Memorandum and set forth on Exhibit A attached hereto (the "Property").

C. The Co-Tenants hereby release the Memorandum, and this Release is recorded in the probate records of Shelby County, Alabama, the county in which the Property is located, in order to evidence the same.

NOW, THEREFORE, for valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the Co-Tenants hereby declare and agree:

1. The Property is released and discharged from the operation and effect of the Memorandum; provided, however, that this Release in no way releases, terminates or impairs the TIC Agreement, which shall remain in full force and effect.

2. The Memorandum has been released effective as of the date hereof and shall hereafter be of no further force and effect.

3. The terms and provisions of this Release shall be construed under and governed by the laws of the State of Alabama.

4. This Release shall be binding upon and inure to the benefit of the Co-Tenants and their respective successors and assigns.

[REMAINDER OF PAGE INTENTIONALLY LEFT BLANK.
SIGNATURES APPEAR ON THE FOLLOWING PAGES.]

IN WITNESS WHEREOF, the parties have executed this Release as of the date set forth above.


JES:

JES SUMMERCHASE, LLC, a Delaware limited liability company

By: Global State – TBR Summerchase Owner, LLC, a Georgia limited liability company, its Manager

By: SChase GP LLC, a Georgia limited liability company, its Managing Member

By: McNaught Mellinger Real Estate Partners, LLC, a Georgia limited liability company, its Managing Member

By: 
Name: Bryan Mellinger
Its Member

State of Georgia
County of Fulton

I, Kelly Ridley, a Notary Public in and for the County in said State, hereby certify that Bryan Mellinger, whose name as Member of McNaught Mellinger Real Estate Partners, LLC, a Georgia limited liability company, as Managing Member of SChase GP, LLC, a Georgia limited liability company, as Managing Member of Global State – TBR Summerchase Owner, LLC, a Georgia limited liability company, as Manager of JES SUMMERCHASE, LLC, a Delaware limited liability company, is signed to the foregoing conveyance and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, he or she, in the capacity set forth above and with full authority, executed the same voluntarily for and as the act of said company.

Given under my hand this the 21st day of August, 2020.

Kelly Ridley
Notary Public
My commission expires: 7/1/2022



Kelly Ridley
NOTARY PUBLIC
Fulton County, Georgia
My Commission Expires
July 1, 2022


GS-TBR:

GLOBAL STATE - TBR TIC OWNER, LLC,
a Delaware limited liability company

By: Global State – TBR Summerchase Owner,
LLC, a Georgia limited liability company,
its Manager

By: SChase GP LLC, a Georgia limited
liability company, its Managing Member

By: McNaught Mellinger Real Estate
Partners, LLC, a Georgia limited
liability company, its Managing
Member

By: 
Name: Bryan Mellinger
Its Member

State of Georgia
County of Fulton

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Given under my hand this the 21st day of August, 2020.

Kelly Ridley
Notary Public

My commission expires: 7/1/2022



Kelly Ridley
NOTARY PUBLIC
Fulton County, Georgia
My Commission Expires
July 1, 2022

ROUNDTRIPPERS:

ROUNDTRIPPERS SUMMERCHASE, LLC,
a Delaware limited liability company

By: Global State – TBR Summerchase Owner,
LLC, a Georgia limited liability company,
its Manager

By: SChase GP LLC, a Georgia limited
liability company, its Managing Member

By: McNaught Mellinger Real Estate
Partners, LLC, a Georgia limited
liability company, its Managing
Member

By: 
Name: Bryan Mellinger
Its Member

State of Georgia
County of Fulton

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Given under my hand this the 21st day of August, 2020.

Kelly Ridley
Notary Public
My commission expires: 7/1/2022



Kelly Ridley
NOTARY PUBLIC
Fulton County, Georgia
My Commission Expires
July 1, 2022

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Exhibit "A" to Release of Memorandum of TIC Agreement
Property Legal Description

The land referred to herein below is situated in Shelby County, Alabama and is described as follows:

Commence at the Southeast corner of the Northwest 1/4 of Section 30, Township 19 South, Range 2 West, Shelby County, Alabama, run thence in a Westerly direction along the South line of said 1/4 Section for a distance of 2,300.55 feet; thence turn an angle to the right of 86 degrees and run in a Northwesterly direction along the Northeasterly right-of-way of U.S. Highway No. 31 South for a distance of 1,096.84 feet; thence turn an angle to the right of 101 degrees 03 minutes 10 seconds and run in an Easterly direction for a distance of 346.16 feet to the point of beginning; from the point of beginning thus obtained, thence turn an angle to the left of 71 degrees 19 minutes 50 seconds and run in a Northeasterly direction for a distance of 580 feet; thence turn an angle to the right of 18 degrees 59 minutes 22 seconds and run in a Northeasterly direction for a distance of 525.54 feet; thence turn an angle to the right of 101 degrees 40 minutes 03 seconds and run in a Southeasterly direction for a distance of 526.96 feet; thence turn an angle to the right of 31 degrees 30 minutes and run in a Southeasterly direction for 176.65 feet; thence turn an angle to the right of 00 degrees 14 minutes 53 seconds and run in a Southeasterly direction for a distance of 60 feet; thence turn an angle to the left of 90 degrees to the tangent of the following described course, said course being situated on a curve to the left having a central angle of 15 degrees 10 minutes 25 seconds and a radius of 438.82 feet; thence run in a Northeasterly direction along the arc of said curve for a distance of 116.21 feet to the end of said curve and the point of beginning of a curve to the right, said curve having a central angle of 87 degrees 12 minutes 41 seconds and a radius of 25 feet; thence run along the arc of said curve to the right in a Northeasterly, Easterly and Southeasterly direction for a distance of 38.05 feet to the end of said curve; thence run along the tangent extended to last described course in a Southeasterly direction for a distance of 424.16 feet to the point of beginning of a curve to the right, said curve having a central angle of 19 degrees 26 minutes 05 seconds and a radius of 349.57 feet; thence run along the arc of said curve in a Southeasterly direction for a distance of 118.57 feet to the end of said curve; thence run along the tangent extended to said curve in a Southeasterly direction for a distance of 20.40 feet to the point of beginning of a curve to the left, said curve having a central angle of 12 degrees 15 minutes 04 seconds and a radius of 889.71 feet; thence run along the arc of said curve in a Southeasterly direction for a distance of 190.24 feet to the end of said curve and the point of beginning of a curve to the right, said curve having a central angle of 93 degrees 01 minutes 06 seconds and a radius of 25 feet; thence run along the arc of said curve to the right in a Southeasterly and Southwesterly direction for a distance of 40.59 feet to the end of said curve and the point of beginning of a curve to the right, said curve having a central angle of 25 degrees 18 minutes and a radius of 483.33 feet; thence run along arc of said curve in a Northwesterly direction for a distance of 213.43 feet to the end of said curve; thence run along the tangent extended to said curve in a Northwesterly direction for a distance of 35.74 feet to the point of beginning of a curve to the left, said curve having a central angle of 25 degrees 39 minutes 10 seconds and a radius of 271.57 feet; thence run along the arc of said curve in a Northwesterly and Southwesterly direction for a distance of 121.59 feet to the end of said

curve and the point of beginning of a curve to the right, said curve having a central angle of 20 degrees 18 minutes 07 seconds and a radius of 591.13 feet; thence run along the arc of said curve in a Southwesterly, Westerly and Northwesterly direction for a distance of 209.46 feet to the end of said curve; thence turn an angle to the right of tangent from last described course of 34 degrees 45 minutes 06 seconds and run in a Northwesterly direction for a distance of 307.91 feet; thence turn an angle to the right of 44 degrees 55 minutes 54 seconds and run in a Northerly direction for a distance of 142.00 feet; thence turn an angle to the left of 84 degrees 31 minutes 38 seconds and run in a Northwesterly direction for a distance of 335.53 feet; thence turn an angle to the right of 40 degrees 30 minutes and run in a Northwesterly direction for a distance of 153.91 feet to the point of beginning.

Together with a perpetual easement for sanitary sewer pipeline over, along and through the following described real estate for the benefit of the real property described hereinabove:

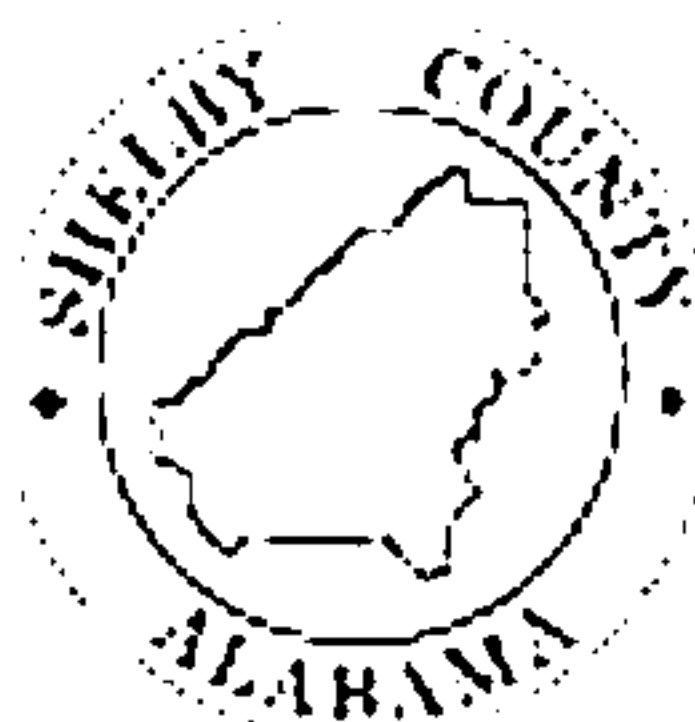
Description of a 20 foot wide sanitary sewer easement situated in the Southeast 1/4 of the Northwest 1/4 of Section 30, Township 19 South, Range 2 West, Shelby County, Alabama, the centerline of which is more particularly described as follows:

From the Southeast corner of the Southeast 1/4 of the Northwest 1/4 of Section 30, Township 19 South, Range 2 West, Shelby County, Alabama, run West along the South line of said Southeast 1/4 of the Northwest 1/4 for a distance of 1170.59 feet; thence turn an angle to the right of 110 degrees 52 minutes 50 seconds and run in a Northeasterly direction for a distance of 32.41 feet to the center of an existing sanitary sewer manhole and the point of beginning of the centerline of the 20 foot wide sanitary sewer easement herein described; from the point of beginning thus obtained, continue along the last described course for a distance of 175.15 feet; thence turn an angle to the left of 15 degrees 58 minutes 58 seconds and run in a Northeasterly direction for a distance of 178.66 feet; thence turn an angle to the right of 8 degrees 19 minutes 00 seconds and run in a Northeasterly direction for a distance of 160.00 feet, more or less, to a point on the Southern boundary line of the above described property, and the end of said sanitary sewer easement.

ALSO, rights to the use of a 20 foot sanitary sewer easement as shown on the recorded plat of Riverchase Properties Second Addition to Riverchase, as recorded in Map Book 9, Page 40 in the Probate Office of Shelby County, Alabama.

TOGETHER WITH rights that constitute an interest in real estate obtained under that certain Easement granted by The Gables Condominium Association, Inc. as recorded in Real Volume 97, Page 535.

TOGETHER WITH rights that constitute an interest in real estate obtained in Amendment No. 2 to the Declaration of Protective Covenants, Agreements, Easements, Charges and Liens for Riverchase (Business) as to Easement of Enjoyment of Community recorded in Real Volume 19, Page 633.



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
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