BOX 10-A

This Instrument Prepared By:
D. Dylan Potter, Attorney at Law
4301 Hillsboro Road, Suite 300
Nashville, Tennessee 37215

Karen Johnson Davidson County
Batch# 495945 DEEDQC
10/15/2020 09:03:35 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20201015-0119732

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL:
BB Southern Holdings, LLC 4404 A Westlawn Drive Nashville, TN 37209	Same	091010T00200CO

KNOW ALL MEN BY THESE PRESENTS that for the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid, I, **BRAD BARS, MARRIED** do hereby quitclaim and by these presents do transfer and convey all of my right, title and interest unto **BB SOUTHERN HOLDINGS, LLC, A TENNESSEE LIMITED LIABILITY COMPANY,** its successors and assigns, the following tract of land in Davidson County, Tennessee described as follows:

A certain unit located in Davidson County, Tennessee, being known and designated as Unit No. B, on the plan of Homes at 6199 & 6201 Louisiana Avenue, a Horizontal Property Regime with Private Elements, established pursuant to the Declaration of Covenants, Conditions and Restrictions establishing Homes at 6199 & 6201 Louisiana Avenue, a Horizontal Property Regime, of record in Instrument No. 20200916-0105575, in the Register's Office for Davidson County, Tennessee, and with said Unit being depicted on Exhibit "B" to said Declaration; together with a percentage interest in the common elements as set forth in said Declaration.

Being the same property conveyed to Brad Bars by Warranty Deed from Black Star Holdings, LLC, a Tennessee Limited Liability Company, of record in Instrument No. 20200918-0107003, in the Register's Office of Davidson County, Tennessee, recorded on September 18, 2020.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

This was never the marital residence of the grantor herein named.

This improved property is known as: 6199 Louisiana Avenue, Nashville, TN 37209

IN WITNESS WHEREOF, I have hereunto set my hand on this the 14th day of October, 2020.

Brad Bars

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned notary public, **Brads Bars,** with whom I am personally acquainted and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 14th day of October, 2020.

Notary Public

My Commission Expires: D. DYLAN POTTER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 3-8-2022

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.00.

Affiant

Subscribed and sworn to before me, this the 14th day of October, 2020

Notary Public

My Commission Expires: D. DYLAN POTTER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 3-8-2022