QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4 DAY OF August, 20 21.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

ADAM H. JEFFERSON
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 05/05/2025
DAVIDSON COUNTY

AJ-QCD-21-5403-101

Karen Johnson Davidson County
Batch# 700514 DEEDQC
08/18/2021 03:09:44 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20210818-0112007

THIS INSTRUMENT WAS PREPARED BY (and return to

Rudy & Partners, PLLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Cash Cow Ventures, LLC	Studio Bank	
(NAME) 6021 New York Avenue	(NAME) 124 12th Ave S, Ste 400	091024Y10100CO
(ADDRESS) Nashville, TN, 37209	(ADDRESS) Nashville, TN, 37203	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of ZERO DOLLARS, cash in hand, paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, **CUMBERLAND CREATIVE, LLC, A TENNESSEE LIMITED LIABILITY COMPANY,** hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **CASH COW VENTURES, LLC, A TENNESSEE LIMITED LIABILITY COMPANY** hereinafter called the Grantee, its heirs, successors and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit 101, Building 1, together with common areas, as established by Declaration of Covenants, Conditions and Restrictions for Boomerang Condominium, a Horizontal Property Regime with Private Elements of record as Instrument No. 20200214 0017373, as amended at Instrument Nos. 20200518-001216 and 20201005-0114952, and being shown on Plat attached thereto as Exhibit B, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to **CUMBERLAND CREATIVE, LLC, A TENNESSEE LIMITED LIABILITY COMPANY** from **CENTENNIAL PARTNERS V, LLC, A TENNESSEE LIMITED LIABILITY COMPANY**, by Warranty Deed, of record in **Instrument No. 20201112-0133303**, Register's Office for Davidson, Tennessee.

This Instrument was prepared with information supplied by the Grantee. No title examination was performed to validate the accuracy of title. Therefore the preparer does not accept liability for this Instrument.

This is **improved** property known as: **5403 Centennial Blvd #101, Nashville, Tennessee 37209**.

Witness our hands this the 4 day of August, 2021.

CUMBERLAND CREATIVE, LLC

BY: _____
Kyle Bush
Member

BY: _____
Michael Beach
Member

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Kyle Bush and Michael Beach**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument as Members of Cumberland Creative, LLC, a Tennessee limited liability company, the within named bargainor, for the purposes therein contained.

Witness my hand and official seal, this the 4 day of August, 2021.

_____
Notary Public

My Commission Expires: 10/2/2023

GABRIEL LUTZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 10-02-2023