Karen Johnson Davidson County
Batch# 903143 DEEDQC
08/15/2022 09:20:26 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20220815-0092177

This Instrument Prepared By and Returned To:
Dylan Potter, Attorney
4301 Hillsboro Road, Suite 300
Nashville, Tennessee 37215

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCELS:
Lamorinda Properties, LLC 1900 Church Street, Suite 402 Nashville, TN 37203	New Owner	103044C00200CO

KNOW ALL MEN BY THESE PRESENTS that for the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid, **RYAN HOOPER, UNMARRIED** does hereby quitclaim and by these presents do transfer and convey all of their right, title and interest unto **LAMORINDA PROPERTIES, LLC, A TENNESSEE LIMITED LIABILITY COMPANY,** their successors and assigns to the following tract of land in Davidson County, Tennessee described as follows:

SEE ATTACHED EXHIBIT "A"

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

These properties are known as: 4100 B Colorado Avenue, Nashville, TN 37209

Witness my hand this 9th day of August, 2022

RYAN HOOPER

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Ryan Hooper, whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 9th day of August, 2022.

D. DYLAN POTTER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 11-3-2025

Commission expires:

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.00.

Affiant

Subscribed and sworn to before me, this the 9th day of August, 2022.

Notary Public

D. DYLAN POTTER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 11-3-2025

Exhibit "A"

Tract 1:

Land in Davidson County, Tennessee, being Unit B of Homes at Colorado & 41st Ave. N., a Horizontal Property Regime with Private Elements located at Nashville, Davidson County, Tennessee, and described in a Declaration of Covenants, Conditions and Restrictions for Homes at Colorado & 41st Ave. N., a Horizontal Property Regime with Private Elements, of record as Instrument No. 20211007-0134757, Register's Office for Davidson County, Tennessee, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the units, property, co-owners and tenants of Homes at Colorado & 41st Ave. N., a Horizontal Property Regime with Private Elements, contained in said Declaration, the plat filed as Exhibit "B" to said Declaration appearing in Instrument No. 20211007-0134757, and Bylaws appended thereto as Exhibit "C", said Register's Office, are incorporated hereby reference and made a part hereof the same as though copied herein for a more complete identification and description of said Unit.

Being the same property conveyed to Ryan Hooper, Unmarried by Quitclaim Deed from Skye Mejia, unmarried, of record in Instrument No. 20211014-0138195 in the Register's Office of Davidson County, Tennessee.

This property is known as 4100 Colorado B Avenue, Nashville, TN 37209