Karen Johnson Davidson County
Batch# 944292 DEEDQC
11/23/2022 10:41:13 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20221123-0123940

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 & PARCEL:
Alexander Bars 1900 Church Street, Suite 402 Nashville, TN 37203	New Owner	part of 09112008200

KNOW ALL MEN BY THESE PRESENTS that for the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid, **BAM VENTURES, LLC** do hereby quitclaim and by these presents do transfer and convey all of their right, title and interest unto **ALEXANDER BARS,** his heirs and assigns to 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 B of Homes at Georgia Avenue & 46th Avenue North, a Horizontal Property Regime with Private Elements, established pursuant to the Declaration of Covenants, Conditions and Restrictions establishing Homes at Georgia Avenue & 46th Avenue North, a Horizontal Property Regime, of record in Instrument Number 20221121-0123088, 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 part of the same property conveyed to BAM Ventures, LLC, a Tennessee limited liability company by Warranty Deed of record in Instrument No. 20221121-0123087 in the Register's Office for Davidson County, Tennessee.

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

This improved property known as 705 46th Avenue North, Nashville, TN 37209

Witness my hand this 21st day of November, 20 22

BAM VENTURES, LLC

BY: _____

DYLAN POTTER, AUTHORIZED AGENT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned notary public of Davidson County, Tennessee, personally appeared Dylan Potter, with whom I am personally acquainted and who, upon oath, acknowledged himself to be Authorized Agent of BAM Ventures, LLC, the within named bargainor, a limited liability company, and that he as Authorized Agent, executed the foregoing instrument for the purpose therein contained by personally signing the name of the limited liability company as Authorized Agent.

Witness my hand and seal this 21 day of November, 2022.

_____
Notary Public

My Commission Expires: 4/27/2025

JOSEPH WHITE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.00.

_____
Affiant

Subscribed and sworn to before me, this the 21 day of November, 2022.

_____
Notary Public

JOSEPH WHITE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON