QUITCLAIM DEED

STATE OF Tennessee
COUNTY OF Davidson

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

Bobbye Clark
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23 DAY OF August, 2023

Notary Public

MY COMMISSION EXPIRES

(AFFIX SEAL)

AUSTIN T MARLER
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-3-2026

LB-QCD-23-2603

THIS INSTRUMENT WAS PREPARED BY

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

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP / PARCEL NUMBER(S)
Bobbye Clark	**New Owner**	
(NAME)	(NAME)	**053-08-0-105.00**
313 Shute Lane		
(ADDRESS)	(ADDRESS)	
Old Hickory, TN 37138		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **BRC ENTERPRISES, LLC, AN INDIANA LIMITED LIABILITY COMPANY,** hereinafter called the Grantor(s), by these presents do/does hereby convey, assign and quitclaim unto **BOBBYE CLARK, UNMARRIED** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, all Grantor's right, title and interest in and to that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit

Being Lot No 6 of Block 9 on the Map of Dabbs & Elliott's Subdivision, Old Hickory, Tennessee, as of record in Book 547, Page 97, Register's Office for said County

Said Lot No 6 fronts 50 feet on the northerly side of Bibbs Avenue, formerly Elliott Avenue, and runs back between parallel lines, 100 feet to a dead line

Being the same property conveyed to BRC Enterprises, LLC, an Indiana limited liability company, by Warranty Deed from Jonna LaLaine Burton, single and Aleah Carol Bartlett, single, executed on 12/9/2021 and filed for record on 12/14/2021 as Instrument Number 20211214-0165144, Register's Office for Davidson County, Tennessee
See also Scrivener's Affidavit, as Instrument Number 20230821-0064951, Register's Office for Davidson County, Tennessee. Prior Warranty Deed incorrectly referenced BRC Enterprises, LLC, an Indiana limited liability company, as BRC Enterprises, Inc , an Indiana corporation

This Instrument was prepared with information supplied by the Grantees 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 **2603 Elliott Dr, Old Hickory, Tennessee 37138**

Karen Johnson Davidson County
Batch# 1044287 **DEEDQC**
08/30/2023 02 46 40 PM 2 pgs
Fees $12 00 Taxes $0.00

20230830-0068029

Witness my/our hand(s) this the 23 day of August, 2023

BRC Enterprises, LLC
BY Bobbye Clark
Bobbye Clark
Manager

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, BOBBYE CLARK, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who acknowledged himself/herself to be the MANAGER of BRC ENTERPRISES, LLC the within named bargainor, a limited liability company, and that he/she as such MANAGER executed the foregoing instrument for the purpose therein contained

Witness my hand and official seal, this the 23 day of August, 2023

Notary Public
My Commission Expires: 03-03-26
(SEAL)

AUSTIN T MARLER
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-3-2026

RETURN TO:
Rudy and Partners, PLLC
2012 21st Avenue South
Nashville, TN 37212