Karen Johnson Davidson County
Batch # 1113445 DEEDQC
03/21/2024 09:52:33 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20240321-0019521

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:
Bars Holdings, LLC 4117 Hillsboro Pike, Suite 103-265 Nashville, TN 37215	New Owner	081030B00201CO

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 **BARS HOLDINGS, LLC,** 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 2406 14th Avenue North, a Horizontal Property Regime with Private Elements, established pursuant to the Declaration of Covenants, Conditions and Restrictions establishing Homes at 2406 14th Avenue North, a Horizontal Property Regime, of record in Instrument Number 20230320-0019821, 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 BAM Ventures, LLC, a Tennessee limited liability company by Warranty Deed of record in Instrument No. 20230320-0019822 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: 2406 B 14th Avenue North, Nashville, TN 37208

Witness my hand this 20 day of March, 2024

BAM VENTURES, LLC

BY: _____

MICHAEL HULL, MEMBER

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Witness my hand and seal this 20 day of March, 2024.

_____
Notary Public

My Commission Expires: _____

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

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.00.

_____
Affiant

Subscribed and sworn to before me, this the 20 day of March, 2024.

_____
Notary Public

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