Karen Johnson
Batch # 1300863
07/23/2025 09.50 18 AM
Fees $17 00 Taxes $0 00
Davidson County
DEEDQC
3 pgs
20250723-0058102

This Instrument Prepared By and Returned To
D. Dylan Potter, Attorney at Law
4301 Hillsboro Road, Suite 300
Nashville, Tennessee 37215

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO	MAP & PARCEL
LaMorinda Properties, LLC 4003 Murphy Road Nashville, TN 37209	Same	091103H01100CO

KNOW ALL MEN BY THESE PRESENTS THAT FOR THE SUM OF TEN AND NO/100 ($10 00) DOLLARS, CASH IN HAND PAID, **BFH ENTERPRISES, LLC, A TENNESSEE LIMITED LIABILITY COMPANY**, does hereby quitclaim and by these presents does transfer and convey all of its right, title and interest unto **LAMORINDA PROPERTIES, LLC, A TENNESSEE LIMITED LIABILITY COMPANY** in and to the following tracts of land in Davidson County, Tennessee described as follows

Land in Davidson County, Tennessee, being Unit No. 11 of Homes at 5705 & 5707 Robertson Road, 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 5705 & 5707 Robertson Road, a Horizontal Property Regime with Private Elements, of record as Instrument No. 20240711-0051874, Register's Office for Davidson County, Tennessee, to which reference is hereby made.

Being part of the same property conveyed to BFH Enterprises, LLC, a Tennessee limited liability company, by Warranty Deed **from Edward G. Michaels, IV and Johnson Cooper, of record in Instrument No. 20240710-0051810, Register's Office for Davidson County, Tennessee.**

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

This property is known as: 0 Robertson Avenue, Nashville, TN 37209

IN WITNESS WHEREOF, I have hereunto set my hand on this the 20th day of June, 2025

BFH ENTERPRISES, LLC
A TENNESSEE LIMITED LIABILITY COMPANY

BY _____
RYAN HOOPER, MEMBER

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned notary public of Davidson County, Tennessee, personally appeared Ryan Hooper, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself to be the member of BFH Enterprises, LLC, the within named bargainor, a limited liability company and that he as such 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 official seal this 20th day of June, 2025.

Commission expires

_____
Notary Public

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

BFH ENTERPRISES, LLC
A TENNESSEE LIMITED LIABILITY COMPANY

BY _____
BRAD BARS, MEMBER

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned notary public of Davidson County, Tennessee, personally appeared Brad Bars, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself to be the member of BFH Enterprises, LLC, the within named bargainor, a limited liability company and that he as such 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 official seal this 20th day of June, 2025

Commission expires

_____
Notary Public

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 26 day of June, 2025

Notary Public

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

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