RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

BOX 10-A

This Instrument Prepared By:
Premier Escrow, LLC
4301 Hillsboro Road, Suite 300
Nashville, Tennessee 37215

Karen Johnson Davidson County
Batch # 1359994 DEEDQC
12/19/2025 10:37:47 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20251219-0100914

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL:
Robert Justin Luckett 5305 Heatherwood Drive Brentwood, TN 37027	New Owner	118-04-0-123.00

KNOW ALL MEN BY THESE PRESENTS that for the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid, **BH Rental, LLC, a Tennessee Limited Liability Company,** does hereby quitclaim and by these presents do transfer and convey all of our right, title and interest unto **Robert Justin Luckett,** to the following tract of land in Davidson County, Tennessee described as follows:

Land in Davidson County, Tennessee, being Lot Seventeen (17) of Hurdwood Heights, Section 2, as of record in Book 2330, Page 38, Register's Office for Davidson County, Tennessee.

Said Lot No. 17 fronts 70 feet on the southerly side of Fairlane Drive and runs back 167.4 feet on the westerly line and 167.5 feet on the easterly line to a dead line measuring 69.7 feet thereon.

Being the same property conveyed to BH Rental, LLC by Warranty Deed from Kelly Ann Pickett and Rodney Lee Pickett, Jr. and Cynthia Lynn Sherrill, as tenants by the entirety of record in Instrument No. 20200707-0073075 Register's Office for Davidson County, Tennessee, dated July 06, 2020 and recorded on July 07, 2020.

Being also known as 543 Fairlane Drive, Nashville, TN 37211.

Witness my hand this 15th day of December, 2025

BH RENTAL, LLC

ROBERT JUSTIN LUCKETT, MEMBER

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned notary public of the state and county aforementioned, personally appeared Robert Justin Luckett, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself to be Member of BH Rental, LLC, and that he as such Authorized Agent of Member of BH Rental, LLC, executed the foregoing instrument for the purposes therein contained by signing the name of the LLC by himself as Member of BH Rental, LLC.

Witness my hand and official seal this 15th day of December, 2025.

Commission expires:

D DYLAN POTTER STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY My Commission Expires 10-22-2029

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 15th day of December, 2025.

Notary Public

Commission expires:

D DYLAN POTTER STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY My Commission Expires 10-22-2029