BOX 10-A

This Instrument Prepared By and Return To:
Premier Escrow, LLC
4301 Hillsboro Pike, Suite 300
Nashville, Tennessee 37215

Karen Johnson Davidson County
Batch # 1421881 DEEDQC
05/19/2026 08:49:43 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20260519-0044551

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL:
Bradley J. Bars 4117 Hillsboro Pike, Ste 103-265 Nashville, TN 37215	New Owner	060-16-0P-001.00-CO

KNOW ALL MEN BY THESE PRESENTS that for the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid, **Bars Holdings, LLC, a Tennessee Limited Liability Company,** do hereby quitclaim and by these presents do transfer and convey all of our right, title and interest unto Bradley J. Bars, 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 A of Homes at 2801 Jones Avenue, a Horizontal Property Regime with Private Elements, established pursuant to the Declaration of Covenants, Conditions and Restrictions establishing Homes at 2801 Jones Avenue, a Horizontal Property Regime, of record in Instrument Number 20230911-0070860, in the Register's Office for Davidson County, Tennessee, and with said Unit being depicted on Exhibit "B" to said Declaration.

Being a portion of the same property conveyed to Bars Hooper Holdings, LLC by Warranty Deed from PNI, LLC of record in Instrument No. 20230622-0047267 Register's Office for Davidson County, Tennessee, dated June 16, 2023 and recorded on June 22, 2023.

Being part of the same property conveyed to Bars Holdings, LLC, a Tennessee Limited Liability Company by Quitclaim Deed of record in Instrument No. 20260326-0023939, Register's Office for Davidson County, Tennessee.

Being also known as 2801 Jones Ave., Nashville, TN 37207.

Witness my hand this 15 day of May, 2026

BARS HOLDINGS, LLC

BY: _____
BRADLEY BARS, MEMBER

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned notary public of the state and county aforementioned, personally appeared Bradley 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 Member of Bars Holdings, LLC, and that he as such Member of Bars Holdings, LLC, executed the foregoing instrument for the purposes therein contained by signing the name of the LLC by himself as Member of Bars Holdings, LLC.

Witness my hand and official seal this 15 day of May, 2026.

JOSEPH WHITE
TENNESSEE NOTARY PUBLIC
My Comm. Expires May 28, 2029
COUNTY OF WILLIAMSON

Commission expires: _____

_____
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 15 day of May, 2026.

JOSEPH WHITE
TENNESSEE NOTARY PUBLIC
My Comm. Expires May 28, 2029
COUNTY OF WILLIAMSON

Commission expires: _____

_____
Notary Public