Karen Johnson Davidson County
Batch # 1438112 DEEDQC
06/25/2026 10:04:41 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20260625-0057360

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

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	044-15-0L-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, **Herwigs 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, a married man,** to the following tract of land in Davidson County, Tennessee described as follows:

Land in Davidson County, Tennessee, being Unit No. A on the Plan of Cottages At Debow & Dodson, a Horizontal Property Regime with Private Elements of record in Exhibit "B" in the Declaration of Covenants, Conditions and Restriction at Instrument No. 20210513-0064530, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being a part of the same property conveyed to Michael T. Hull, married by Warranty Deed from Andrew Bradley and Kristen Bradley, husband and wife, dated April 9, 2021 and recorded April 12, 2021 in Instrument No. 20210412-0047901, Register's Office of Davidson County, Tennessee.

Being a part of the same property conveyed to Herwigs Holdings, LLC, a Tennessee limited liability company by Quitclaim Deed from Michael T. Hull, married, dated May 11, 2021 and recorded May 13, 2021 in Instrument No. 20210513-0064529, Register's Office of Davidson County, Tennessee.

Being also known as 1005 Debow St., Old Hickory, TN 37138.

Witness my hand this 23rd day of June, 2026

HERWIGS HOLDINGS, LLC

BY: _____

BRAD BARS, MEMBER

STATE OF TENNESSEE

COUNTY OF DAVIDSON

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

Witness my hand and official seal this 23rd day of June, 2026.

Commission expires:

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

_____
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 23rd day of June, 2026.

Commission expires:

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

_____
Notary Public