BOX 10-A

This Instrument Prepared By and Returned To:
PREMIER ESCROW LLC
4301 Hillsboro Road, Suite 300
Nashville, Tennessee 37215
FILE MO2026-956

Karen Johnson Davidson County
Batch # 1450353 DEEDQC
07/22/2026 08:57:03 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20260722-0066208

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL:
DLSM Family Trust u/a/d May 8, 2017 6412 Bresslyn Road Nashville, TN 37205	SAME	050.16.0.015.00

Girl Tribe Ventures 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 **DLSM Family Trust u/a/d May 8, 2017** in and to the following tracts of land in Davidson County, Tennessee described as follows:

Land in Davidson County, Tennessee, being part of Lot No. 5 on the Plan of SKY VIEW SUBDIVISION, as of record in Plat Book 2331, Pages 54 and 55, Register's Office for said County.

Beginning at a point in the Southerly margin of Oakview Drive, said point being the common Northerly corner of Lots 5 and 6, thence with the common line between said lots Southerly 252.6 feet to a point; thence North 78 degrees 30 minutes East, 39 feet to a point, thence North 52 degrees 45 minutes East, 120 feet to a point on the common line between lots 4 and 5; thence with said common line, Northerly 169.2 feet to a point in the Southerly margin of Oakview Drive, thence with the margin of said Oakview Drive, Westerly 136.2 feet.

Being the same property conveyed to Girl Tribe Ventures LLC, a Tennessee Limited Liability Company, by Warranty Deed from Madison Steinbruck, an Unmarried Person, of record in Instrument No. 20260629-0058431, in the Register's Office of Davidson County, Tennessee, dated June 18, 2026 and recorded on June 29, 2026.

Subject to all matters of record affecting the premises.

This deed was prepared based on information provided by the parties and without the benefit of a title search.

This improved property is commonly known as: 368 Oakview Drive, Nashville, TN 37207

IN WITNESS WHEREOF, I have hereunto set my hand on this the 21st day of July, 2026.

Girl Tribe Ventures LLC, a Tennessee limited liability company

BY: _____
Daphne Larkin, Member

STATE OF TENNESSEE
COUNTY OF DAVDISON

Before me, the undersigned notary public of Davidson County, Tennessee, personally appeared Daphne Larkin, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself/herself to be a Member of Girl Tribe Ventures LLC, a Tennessee limited liability company the within named bargainor, a limited liability company and that he/she is 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 seal on this 21st day of July, 2026.

Commission expires: _____

_____
Notary Public

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

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.00.

_____
Affiant

Subscribed and sworn to before me, this the 21st day of July, 2026.

Commission expires: _____

_____
Notary Public

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