Karen Johnson Davidson County
Batch# 1474918 DEEDQC
09/18/2026 01:05:30 PM 6 pgs
Fees: $32.00 Taxes: $0.00
20260918-0087086

QUITCLAIM DEED

CANDIS A. THORNTON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 01-22-2029

LB-INSBNK-25-3136-17

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18 DAY OF Sept, 2026.

Notary Public

MY COMMISSION EXPIRES: 1-22-29 (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY AND RETURN TO

Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Avenue Property Holdings, LLC	**New owner**	
(NAME)	(NAME)	
14 Agincourt Way		**119 16 0B 066.00** **119 16 0B 067.00** **119 16 0B 068.00** **119 16 0B 069.00** **119 16 0B 070.00** **119 16 0B 071.00** **119 16 0B 050.00**
(ADDRESS)	(ADDRESS)	
Brentwood, TN 37027		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged **ASHCORPORATION, LLC, A FLORIDA LIMITED LIABILITY COMPANY AND JAMES BROOKS,** hereinafter called the Grantor(s), by these presents do/does hereby convey, assign and quitclaim unto **AVENUE PROPERTY HOLDINGS, LLC, A TENNESSEE LIMITED LIABILITY COMPANY,** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, all Grantor's right, title and interest in and to that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

See attached Exhibit A

This Instrument was prepared with information supplied by the Grantees. No title examination was performed to validate the accuracy of title. Therefore the preparer does not accept liability for this Instrument.

This is **improved** property known as:
1222 Valeria Lane, Unit 66, Nashville, Tennessee 37211
1220 Valerie Lane, Unit 67, Nashville, Tennessee 37211
1218 Valerie Lane, Unit 68, Nashville, Tennessee 37211
1216 Valerie Lane, Unit 69, Nashville, Tennessee 37211
1214 Valerie Lane, Unit 70, Nashville, Tennessee 37211
1212 Valerie Lane, Unit 71, Nashville, Tennessee 37211
1002 Noble Loop, Unit 50, Nashville, Tennessee 37211

Witness my hand this 17th day of September 2026.

GRANTOR:

ASHCORPORATION, LLC
a Florida limited company

By: _____
James Brooks
Authorized Representative

State of Florida
County of Broward

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JAMES BROOKS, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who acknowledged himself to be the Authorized Representative of ASHCORPORATION, LLC, the within named bargainor, a limited liability company, and that he as such Authorized Representative executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal this 17 day of September, 2026.

_____
Notary Public

My Commission Expires: 03/27/2026
SEAL

VENSHIA SINAISE
Notary Public
State of Florida
Comm# HH658040
Expires 3/27/2029

Witness my hand this 17th day of SEPTEMBER, 20 26.

GRANTOR:

JAMES BROOKS

STATE OF Florida

COUNTY OF Broward

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JAMES BROOKS, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 17 day of September, 2026.

Notary Public

My Commission Expires: 03/27/2029
(SEAL)

VENSHIA SINAISE
Notary Public
State of Florida
Comm# HH658040
Expires 3/27/2029

EXHIBIT "A"

1222 Valeria Lane, Unit 66, Nashville, Tennessee 37211 / 119 16 0B 066.00
Land in Davidson County, Tennessee, being Unit No. 66, Noble Place, a Horizontal Property Regime with Private Elements of record in Exhibit "B" in the Declaration of Covenants, Conditions and Restriction at Instrument No. 20230515-0036313 Scrivener's Affidavit in Instrument No 20230526-0039842, and Amendment to Declaration of Covenants, Conditions and Restrictions in Instrument No. 20240429-0030963 and Instrument No. 20250403-0025475 in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

1220 Valerie Lane, Unit 67, Nashville, Tennessee 37211 / 119 16 0B 067.00
Land in Davidson County, Tennessee, being Unit No. 67, Noble Place, a Horizontal Property Regime with Private Elements of record in Exhibit "B" in the Declaration of Covenants, Conditions and Restriction at Instrument No. 20230515-0036313 Scrivener's Affidavit in Instrument No 20230526-0039842, and Amendment to Declaration of Covenants, Conditions and Restrictions in Instrument No. 20240429-0030963 and Instrument No. 20250403-0025475 in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

1218 Valerie Lane, Unit 68, Nashville, Tennessee 37211 / 119 16 0B 068.00
Land in Davidson County, Tennessee, being Unit No. 68, Noble Place, a Horizontal Property Regime with Private Elements of record in Exhibit "B" in the Declaration of Covenants, Conditions and Restriction at Instrument No. 20230515-0036313 Scrivener's Affidavit in Instrument No 20230526-0039842, and Amendment to Declaration of Covenants, Conditions and Restrictions in Instrument No. 20240429-0030963 and Instrument No. 20250403-0025475 in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

1216 Valerie Lane, Unit 69, Nashville, Tennessee 37211 / 119 16 0B 069.00
Land in Davidson County, Tennessee, being Unit No. 69, Noble Place, a Horizontal Property Regime with Private Elements of record in Exhibit "B" in the Declaration of Covenants, Conditions and Restriction at Instrument No. 20230515-0036313 Scrivener's Affidavit in Instrument No 20230526-0039842, and Amendment to Declaration of Covenants, Conditions and Restrictions in Instrument No. 20240429-0030963 and Instrument No. 20250403-0025475 in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

1214 Valerie Lane, Unit 70, Nashville, Tennessee 37211 / 119 16 0B 070.00
Land in Davidson County, Tennessee, being Unit No. 70, Noble Place, a Horizontal Property Regime with Private Elements of record in Exhibit "B" in the Declaration of Covenants, Conditions and Restriction at Instrument No. 20230515-0036313 Scrivener's Affidavit in Instrument No 20230526-0039842, and Amendment to Declaration of Covenants, Conditions and Restrictions in Instrument No. 20240429-0030963 and Instrument No. 20250403-0025475 in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

1212 Valerie Lane, Unit 71, Nashville, Tennessee 37211 / 119 16 0B 071.00
Land in Davidson County, Tennessee, being Unit No. 71, Noble Place, a Horizontal Property Regime with Private Elements of record in Exhibit "B" in the Declaration of Covenants, Conditions and Restriction at Instrument No. 20230515-0036313 Scrivener's Affidavit in Instrument No 20230526-0039842, and Amendment to Declaration of Covenants, Conditions and Restrictions in Instrument No. 20240429-0030963 and Instrument No. 20250403-0025475 in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

1002 Noble Loop, Unit 50, Nashville, Tennessee 37211 / 119 16 0B 050.00

Land in Davidson County, Tennessee, being Unit No. 50, Noble Place, a Horizontal Property Regime with Private Elements of record in Exhibit "B" in the Declaration of Covenants, Conditions and Restriction at Instrument No. 20230515-0036313 Scrivener's Affidavit in Instrument No 20230526-0039842, and Amendment to Declaration of Covenants, Conditions and Restrictions in Instrument No. 20240429-0030963 and Instrument No. 20250403-0025475 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 the same property conveyed to Avenue Property Holdings, LLC, a Tennessee limited liability company, Ashcorporation, LLC, a Florida limited liability company, and James Brooks, by Quitclaim Deed from Glencliff Townhomes, LLC, executed June 30, 2026 and recorded July 7, 2026 in Instrument Number 20260709-0062083, Register's Office for Davidson County, Tennessee.

TENNESSEE CERTIFICATION OF ELECTRONIC DOCUMENT

I, CANDIS THORNTON, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on 9/17/26 (date of document).

Affiant Signature

Date 9/18/26

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 18th day of September, 2026.

Notary Signature

MY COMMISSION EXPIRES: _____

RACHEL WILSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 01-22-2029