THIS INSTRUMENT WAS PREPARED BY:
LISA MILLICAN EWING, ESQ
222 SECOND AVENUE, NORTH, SUITE 419
NASHVILLE, TENNESSEE 37201
FROM INFORMATION FURNISHED BY THE PARTIES

BILL GARRETT, Davidson County
Trans:T20120027679 DEEDQC
Recvd: 04/16/12 16:01 2 pgs
Fees:12.00 Taxes:0.00
20120416-0032507

STATE OF TENNESSEE)
COUNTY OF ~~DAVIDSON~~ Wilson TE)

The actual consideration for this transfer is $10.00.

Ai Yang/Affiant/Grantee

LISA MILLICAN EWING STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

Subscribed and sworn to before me on this 16th day of April, 2012

NOTARY PUBLIC
My commission expires: May 14, 2012

Address New Owner as Follows:	Send Tax Bills to:	Map-Parcel
Ai Yang	Ai Yang	
407 Donelson Pike	1117 Wyntergrace Farm Court	09609015900
Nashville, TN 37214	Old Hickory, TN 37138	

QUITCLAIM DEED

WHEREAS, Ai Yang ("Grantee") and YaFang Zhang ("Grantor") and Hong Qi Yang ("Grantor") are parents and daughter;

WHEREAS, Grantor has agreed to quitclaim all of their right, title and interest in and to the tract of land herein below.

NOW, THEREFORE, for and in consideration of the sum of ten and No/100 ($10.00) dollar, cash in hand paid by Grantee to Grantor and which is hereby acknowledged, YaFang Zhang, Grantor and Hong Qi Yang, Grantor, do hereby convey, remise, release and forever quitclaim unto Ai Yang, the Grantee, her heirs and assigns, all of their right, title and interest in and to the following described improved real estate having an address of 407 Donelson Pike, Nashville, Davidson County, Tennessee 37214:

Land in Davidson County, Tennessee, being Lot No. 3 on the Plan of Twin Lawn, as shown on plat of record in Plat Book 2331, Page 9, in the Register's Office for Davidson County, Tennessee and being more particularly described as follows:

Said Lot No. 3 fronts 97.0 feet on the east side of Donelson Pike and runs back between lines 221.8 feet on the North line and 275.3 feet on the South line to a dead line in the rear, which is a broke line, on which it measures 123.7 feet, more or less.

Being the same property conveyed to YaFang Zhang and Hong Qi Yang in Instrument 20090504-0040172, Register's Office for Davidson County, Tennessee.

The source of this description is the Warranty Deed filed on May 4, 2009.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions, and encumbrances as may affect the premises.

THIS INSTRUMENT WAS PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES. NO TITLE EXAMINATION OR SETTLEMENT HAS BEEN PERFORMED AND LISA MILLICAN EWING, ATTORNEY, SHALL NOT BE RESPONSIBLE FOR ANY MATTER THAT COULD HAVE BEEN RESOLVED BY A TITLE EXAMINATION OR SETTLEMENT.

IN WITNESS WHEREOF, I have hereunto set my hand on this 16 day of APR, 2012.

Ya Fang zhang
YAFANG ZHANG

LISA MILLICAN EWING STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, YAFANG ZHANG with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 16th day of April, 2012

Lisa M. Ewing
NOTARY PUBLIC
My commission expires: May 14, 2012

IN WITNESS WHEREOF, I have hereunto set my hand on this 16 day of APR, 2012.

Hong Qi Yang
HONG QI YANG

LISA MILLICAN EWING STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, HONG QI YANG with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 16th day of April, 2012

Lisa M. Ewing
NOTARY PUBLIC
My commission expires: May 14, 2012