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

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is *$0.00.*

Ai Yang/Affiant/Grantee

Subscribed and sworn to before me on this 13th day of Feb, 2013

NOTARY PUBLIC
My commission expires: 9/8/2015

JOANNA WITTENBERG STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

BILL GARRETT, Davidson County
Trans:T20130014694 DEEDQC
Recvd: 02/21/13 14:21 2 pgs
Fees:12.00 Taxes:0.00
20130221-0017586

Address New Owner as Follows:	Send Tax Bills to:	Map-Parcel
AIXIN YANG	SAME	162-9-A-125
510 Country Drive, #125		5DU 56001
NASHVILLE, TENNESSEE 37211		

QUITCLAIM DEED

WHEREAS, Ai Yang ("Grantee") and Dutan Jiang ("Grantor") are former spouses and are divorced; and this is a non taxable transfer of marital property under a Final Decree of Divorce;

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

NOW, THEREFORE, for and in consideration of the promises and agreements in the Marital Dissolution Agreement, Permanent Parenting Plan, and Final Decree of Divorce and which is hereby acknowledged, Dutan Jiang, the Grantor, does hereby convey, remise, release and forever quitclaim unto Aixin Yang, the Grantee, her heirs and assigns, all of his right, title and interest in and to the following described improved real estate having an address of 5510 Country Drive, #125, Nashville, Tennessee 37221:

Land in Davidson County, Tennessee, being Unit No. 125 on the Plan of Hickory Valley Condominiums, Phase 2, as of record on Plat Book 4460, page 133, Register's Office of Davidson County, Tennessee, to which plan reference is made for a more complete description. SOURCE OF DESCRIPTION: THIS IS THE SAME DESCRIPTION AS IN THE PREVIOUS DEED OF RECORD.
BEING the same property conveyed to AIXIN YANG by Teresa Jackson, Unmarried by deed from Andrew W. Gribble and wife, Lisa F. Gribble of record in Book 8866, page 11, Register's Office for Davidson County, Tennessee.

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 7 day of February, 2013.

DUTAN JIANG

STATE OF New York)
COUNTY OF Oneida)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, DUTAN JIANG, 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 7 day of February, 2013

NOTARY PUBLIC
My commission expires:_____.

LINDA IFFERT
Notary Public - State of New York
No. 01IF5052784
Qualified in Oneida County
My Commission Expires Dec. 04, 2013

