Recording Requested by and Deed Prepared By:
Jean L. Byassee
Dobbins, Venick, Kuhn & Byassee, PLLC
210 25th Avenue North, Suite 1010
Nashville TN 37203
(615) 321-5659

Parcel 89
Map 69

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is $1.00.

Mary Ann Guess
Affiant

Subscribed before me this 31st day of January, 2014.

Vinita Rao
Notary

My Commission Expires [illegible]
(Affix Seal)

VINITA RAO
Notary Public
Fulton County
State of Georgia
My Commission Expires Jun 12, 2015

New Owners: Ann Nga
7835 Tintern Trace
Duluth, GA 30097

Send Tax Bills to: Same

TENNESSEE QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that Mary Ann Guess, hereinafter "Grantor," for and in consideration of the sum of One and No/100 Dollars ($1.00) cash in hand paid and the care for me she has extended and continues to extend, the receipt of which is hereby acknowledged, has bargained and sold, and does hereby remise, release and forever transfer to Ann Nga, her heirs, successors and assigns, all of her right, title and interest in and to that certain property described herein. The property subject to this conveyance is a certain tract of land in Davidson County, Tennessee, more fully described as follows:

Land in the 13th, formerly the 23rd Civil District of Davidson County, Tennessee, described according to a survey made by John M. Sullivan, Civil Engineer, July, 22, 1966, as follows:

Beginning at the northwest corner of the property conveyed to William C. Vandevort and wife, by deed from Grover Cleveland Sewell and wife, of record in book 3900, page 448, Register's Office for said County; thence with the northerly line of said Vandevort property south 86° east 219.5 feet; thence north 1° west 745 feet to the center of Whites Creek; thence with the center of said Creek, south 81° 44' west 220.4 feet; thence south 1° east 698 feet to the beginning, containing 3.61 acres, more or less.

Being the same property conveyed to Mary Ann Guess by deed from Shirley Randall and husband, W. L. Randall, of record in book 118, page 446, Register's Office for Davidson County, Tennessee.

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

WITNESS my hand this 31 day of Jan, 2014.

Grantor:
Mary Ann Guess

BILL GARRETT, Davidson County
Trans:T20140010863 DEEDQC
Recvd: 02/14/14 12:47 2 pgs
Fees:12.00 Taxes:0.00
20140214-0013194

STATE OF Georgia)
COUNTY OF Fulton)

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Mary Ann Guess, with whom I am personally acquainted and who upon oath, acknowledged herself to be the within named Grantor, a Tennessee resident, and that she executed the foregoing instrument for the purpose therein contained.

Witness my hand and seal at office in Suwanee, Georgia, this 31st day of January, 2014.

Vinita Rao

Notary Public

My Commission Expires: June 12th 2015

VINITA RAO
Notary Public
Fulton County
State of Georgia
My Commission Expires Jun 12, 2015