PREPARED BY AND RETURN TO:

M. Todd Jackson
3326 Aspen Grove Drive, Ste. 400
Franklin, TN 37067
Ph. (615) 778-9828 Fax (615) 778-3134

ADDRESS OF NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Tien Toan Vu and Thao Le Phuong Nguyen 517 Annex Avenue Nashville, TN 37209	New Owner

TAX MAP - PARCEL NUMBERS: 090-12-111.00

BILL GARRETT, Davidson County
Trans:T20140041473 DEEDQC
Recvd: 06/12/14 10:15 1 pgs
Fees:12.00 Taxes:0.00
20140612-0051213

Quitclaim Deed

FOR AND IN CONSIDERATION of One Dollar ($1.00) cash in hand paid, and other good and valuable consideration, the receipt and adequacy of which are hereby acknowledged, we, **Tien Toan Vu and Serena Thao Vu,** have this day bargained and sold, and by these presents do hereby quitclaim and convey unto **Tien Toan Vu and Thao Le Phuong Nguyen,** their heirs and assigns, all of our right, title and interest in and to the following described tract of land located in Davidson County, Tennessee, and being further described as follows, to-wit:

Being Lot No. 122 o the Plan of Charlotte Park Subdivision, Section Two, as of record in Book 2663, page 22 and Book 2663, page 23, Register's Office for said County. Said Lot No. 122 fronts 68.0 feet on the northwest side of Annex Avenue and extends back 149.6 feet on the southwesterly line and 149.5 feet on the northeasterly line to a line in the rear on which it measures 68.0 feet.
Being the same property conveyed to Tien Toan Vu and Serena Thao Vu by Quitclaim Deed from Tien Toan Vu dated March 12, 2010 and recorded March 22, 2010 of record in Instrument No. 20100322-0021070, Register's Office for Davidson County, Tennessee. Previously being the same property conveyed to Tien Toan Vu by Special Warranty Deed from Fannie Mae a/k/a Federal National Mortgage Association dated November 4, 2009 and recorded November 23, 2009 of record in Instrument No. 20091123-0107341, Register's Office for Davidson County, Tennessee.

This property commonly known as: **517 Annex Avenue, Nashville, TN 37209**

WITNESS MY HAND on this the 11 day of June 2014.

Tien Toan Vu

Serena Thao Vu

STATE OF TENNESSEE COUNTY OF Williamson

PERSONALLY APPEARED BEFORE ME, the undersigned authority, a Notary Public in and for the State and County aforesaid, the within named bargainor, Tien Toan Vu and Serena Thao Vu, with whom I am personally acquainted (or proved identity with satisfactory evidence) and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

WITNESS MY HAND AND OFFICIAL SEAL, this the 11 day of June 2014.

My commission expires:

Notary Public

SUZANNE THOMAS STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY My Commission Expires April 18, 2015

STATE OF TENNESSEE COUNTY OF Williamson

I HEREBY SWEAR OR AFFIRM that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $0.00.

WITNESS MY HAND AND OFFICIAL SEAL, this the 11 day of June 2014.

Affiant

SWORN TO AND SUBSCRIBED BEFORE ME, this the 11 day of June 2014

My commission expires:

Notary Public (Seal)

SUZANNE THOMAS STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY My Commission Expires April 18, 2015