# QUITCLAIM DEED

BILL GARRETT, Davidson County
Trans:T20150077482 DEEDQC
Recvd: 09/11/15 12:07 2 pgs
Fees:12.00 Taxes:0.00
20150911-0092468

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 10th DAY OF SEPT, 2015

Notary Public

MY COMMISSION EXPIRES: 7-2-18
(AFFIX SEAL)

RICHARD H DO
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Rudy Title & Escrow, LLC
2012 21st Ave. South
Nashville, TN 37212

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP / PARCEL NUMBER (S) |
|---|---|---|
| Linh T. Tran | "New Owner" | |
| (NAME) | (NAME) | 162160D04300CO |
| 5425 Reagan Run | | |
| (ADDRESS) | (ADDRESS) | |
| Antioch, TN 37013 | | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

FOR AND IN CONSIDERATION OF THE SUM OF NO DOLLARS AND NO CENTS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE (S) AND FOR OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT ALL OF WHICH IS HEREBY ACKNOWLEDGED, I/WE **DAVID VAN NGUYEN, UNMARRIED** HEREINAFTER CALLED THE GRANTOR (S), HAVE BARGAINED AND SOLD, AND DO HEREBY QUITCLAIM AND CONVEY UNTO **LINH T. TRAN** HEREINAFTER CALLED THE GRANTEE (S), THEIR HEIRS AND ASSIGNS, ALL OF MY RIGHT TITLE AND INTEREST IN AND TO THE FOLLOWING DESCRIBED TRACT/PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE AS FOLLOWS, TO WIT:

**LAND IN DAVIDSON COUNTY, TENNESSEE**

**BEING LOT NO. 51 ON THE PLAN OF SECTION TWO, HONEY BROOK SUBDIVISION, A RESIDENTIAL PLANNED UNIT DEVELOPMENT OF RECORD IN PLAT BOOK 7900, PAGE 297, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION THEREOF.**

**BEING THE SAME PROPERTY CONVEYED TO DAVID VAN NGUYEN, UNMARRIED BY WARRANTY DEED RECORDED IN INSTRUMENT NO. 20110802-0059174, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.**

***THIS INSTRUMENT WAS PREPARED WITH INFORMATION SUPPLIED BY THE GRANTEES &/OR GRANTORS. NO TITLE EXAMINATION WAS PERFORMED TO VALIDATE THE ACCURACY OF TITLE. THEREFORE THE PREPARER DOES NOT ACCEPT LIABILITY FOR THIS INSTRUMENT.***

This is
**( ) unimproved**
**(X ) improved**
property known as **5425 REAGAN RUN, ANTIOCH, TN 37013**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Witness my/our hand (s) this the 9 day of 01, 15.

x Davidnguyen
**DAVID VAN NGUYEN**

STATE OF ~~TENNESSEE~~ TX
COUNTY OF ~~DAVIDSON~~ DENTON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **DAVID VAN NGUYEN** 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/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 1st day of September, 2015.

Notary Public

NOTARY PUBLIC STATE OF TEXAS
YAZMIN M VARGAS
My Commission Expires
August 13, 2017

My Commission Expires:

**RETURN TO:**
**Rudy Title & Escrow, LLC**
2012 21st Ave. South
Nashville, TN 37212