# QUITCLAIM DEED

BILL GARRETT, Davidson County
Trans:T20160076635 DEEDQC
Recvd: 09/01/16 09:53 3 pgs
Fees:17.00 Taxes:0.00
20160901-0091889

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26 DAY OF August, 2016.

Notary Public

MY COMMISSION EXPIRES: _____
(AFFIX SEAL)

RYAN LUX
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 03-03-2020

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

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP / PARCEL NUMBER (S) |
|---|---|---|
| **DPH Properties, LLC** | **Same** | |
| (NAME) | (NAME) | **94-5-23.00** |
| **3633 Henley Park Ct.** | | |
| (ADDRESS) | (ADDRESS) | |
| **Atlanta, GA 30340** | | |
| (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 AND FOR OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT ALL OF WHICH IS HEREBY ACKNOWLEDGED, WE, **VAN HOANG, UNMARRIED AND DUY HOANG, MARRIED, AS TENANTS IN COMMON WITH THE RIGHTS OF SURVIVORSHIP,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND DO HEREBY QUITCLAIM AND CONVEY UNTO, **DPH PROPERTIES, LLC, A GEORGIA LIMITED LIABILITY COMPANY,** HEREINAFTER CALLED THE GRANTEE, THEIR SUCCESSORS AND ASSIGNS, ALL OF OUR 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(S) 1, AS SHOWN ON THE MAP ENTITLED RESUBDIVISION OF LOTS 63, 64 AND 65 OF HAYNIE'S CENTRAL PARK, OF RECORD IN PLAT BOOK 3106, PAGE 92 AND BOOK 161, PAGE 116, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE LEGAL DESCRIPTION.**

**BEING THE SAME PROPERTY CONVEYED TO VAN HOANG, UNMARRIED AND DUY HOANG, UNMARRIED, AS TENANTS IN COMMON WITH THE RIGHTS OF SURVIVORSHIP, BY WARRANTY DEED FROM CHERRIE LEFEVERS, UNMARRIED, OF RECORD IN INSTRUMENT NUMBER 20151029-0110048, REGISTER'S OFFICE FOR DAVIDSON COUNTY TENNESSEE DATED OCTOBER 27, 2015.**

**DUY HOANG HAVING SINCE MARRIED. SAID RESIDENCE HAS NEVER BEEN USED AS A MARITAL RESIDENCE.**

**THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD.**

*****This instrument has been prepared by information provided by the parties*****
*****No title search was conducted and no representations regarding title have been made by the Drafter*****

This is
**( ) unimproved**
**( X ) improved**

property known as **928 S. 12th St., Nashville, Tennessee 37206**

Witness our hands this the 24 day of August, 2016.

Van Hoang

STATE OF Tennessee )
COUNTY OF Davidson )

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Van Hoang**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 29 day of August, 2016.

Notary Public

My Commission Expires: 1-6-2020

KATHERINE VINCENT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

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

Witness our hands this the 26 day of August, 2016.

Duy Hoang

**Duy Hoang**

STATE OF Tennessee )
COUNTY OF Knox )

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Duy Hoang**, 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 executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 26 day of Aug, 2016.

Vickie S Norton

Notary Public

VICKIE S. NORTON
State of Tennessee Notary Public
KNOX COUNTY

My Commission Expires:

**My Commission Expires**
**May 6, 2018**