QUITCLAIM DEED



STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Jodi Jackson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6 DAY OF July, 2017.

Anne Marie Angel
Notary Public

COMMISSION EXPIRES: 3/8/2021

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
FOUNDATION TITLE AND ESCROW SERIES, LLC, 30 BURTON HILLS BLVD., STE. 210, NASHVILLE, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILL TO:	MAP-PARCEL NUMBERS:
Hengqian Lin (Name)	**NEW OWNER**	**P/0 105-09-0-161.00**
1106 A West Grove (Address)		
Nashville, Tennessee 37203		

Davidson County DEEDQC
Recvd: 07/12/17 10:20 2 pgs
Fees:12.00 Taxes:0.00
20170712-0070017

FOR GOOD AND VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby expressly acknowledged, the undersigned, **Hengqian Lin, an unmarried man, and Xiu Zhu Zhang, an unmarried woman,** hereinafter referred to as Grantors, hereby quitclaims to **Hengqian Lin, an unmarried man,** hereinafter referred to as Grantee, his heirs and assigns forever, all of their right, title and interest in the following described real estate, located in Davidson County, Tennessee, to wit:

Land in Davidson County, Tennessee, being Unit A, as shown on the plan entitled Declaration of Covenants, Conditions and Restrictions for 1106 West Grove Ave. Homes, of record in Instrument No. 20150618-0058131, 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 Hengqian Lin, an unmarried man, by Warranty Deed from Cadence Construction, LLC, a Tennessee Limited Liability Company, of record in Instrument No. 20161004-0104270, dated October 4, 2016, said Register's Office. Further being the same property conveyed to Hengqian Lin, an unmarried man, and Xiu Zhu Zhang, an unmarried woman, by Quitclaim Deed from Hengqian Lin, an unmarried man, dated October 13, 2016 and recorded October 14, 2016 in Instrument No.

20161014-0108856, said Register's Office.

This conveyance is made subject to all restrictions, easements, rights of way, covenants, and conditions contained in the deeds forming the chain of title to this property.

This instrument prepared based upon information provided by Grantor. No title search has been conducted pursuant to the execution of this Quitclaim Deed.

Property Address: 1106 A West Grove Avenue, Nashville, TN 37203

IN WITNESS WHEREOF, have hereunto set their signatures, on this, the 6 day of July, 2017.

Hengqian Lin

Xiu Zhu Zhang

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Hengqian Lin and Xiu Zhu Zhang, the bargainors, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the foregoing QuitClaim Deed for the purposes and considerations therein contained.

WITNESS my hand and official seal of office, this 6 day of July, 2017.

NOTARY PUBLIC

My commission expires: 3/8/2021

Anne Marie Angel
State of Tennessee Notary Public
Davidson County

True Copy Certification

I, Penny Y. Ray, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee

County of Williamson

Personally appeared before me, Patricia Haggard a notary public for this county and state, Penny Y. Ray who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 5/6/19
Notary Seal (If on paper)

PATRICIA HAGGARD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-06-2019