QUITCLAIM DEED

Bill Garrett Davidson County
Batch# 44208 DEEDQC
01/04/2018 09:44:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20180104-0001230

STATE OF TENNESSEE
COUNTY OF Sumner
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27 DAY OF December, 2017.

Notary Public

COMMISSION EXPIRES:

(AFFIX SEAL)

JAKE CRUM
STATE OF TENNESSEE
NOTARY PUBLIC
SUMNER COUNTY

My Commission Expires
March 20, 2018

THIS INSTRUMENT WAS PREPARED BY:
Foundation Title & Escrow Series, LLC, 381 Mallory Station Road, Suite 202, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILL TO:	MAP-PARCEL NUMBER:
Thuy T. Tran	Thuy T. Tran	120 02 0 035.00
(Name)		
1309 Kermit Drive	1309 Kermit Drive	
(Address)		
Nashville, TN 37217	Nashville, TN 37217	

File No FND-176830REF

FOR GOOD AND VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby expressly acknowledged, the undersigned, Thuy T. Tran and Thuy An Thi Troung, hereinafter referred to as Grantor(s), hereby quitclaim to Thuy T. Tran, his/her/their heirs and assigns forever, all of his/her/their right, title and interest in the following described real estate, situated in Davidson County, State of Tennessee, to wit:

Land in Davidson County, Tennessee, being Lot No. 222 on the Map of Miro Meadows Subdivision, of record in Book 1424, pages 94 and 95, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said property.

Being the same property conveyed to Thuy T. Tran and Thuy An Thi Troung on 02/12/2010, by deed from David McCombs, filed for record on 03/19/2010 in Instrument No. 20100319-0020801, Register's Office for Davidson County, Tennessee.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

IN WITNESS WHEREOF, the said Thuy T. Tran and Thuy An Thi Troung has hereunto set his/her/their signature, on this, the 27th day of December, 2017

THUY T. TRAN

Thuy T. Tran

Thuy An ~~Thi Troung~~ Truong

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 Thuy T. Tran and Thuy An Thi Troung, the bargainor(s), 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 foregoing Quit-Claim Deed for the purposes and considerations therein contained.

WITNESS my hand and official seal of office, this 27 day of December, 2017

NOTARY PUBLIC

My commission expires: My Commission Expires March 20, 2018

JAKE CRUM STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

This Deed Prepared By:
Foundation Title and Escrow, LLC
625 E. Main St. Suite 5A
Hendersonville, TN 37075

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 2/6/19
Notary Seal (If on paper)

PATRICIA HAGGARD STATE OF TENNESSEE NOTARY PUBLIC