BOX #14

G#4798-2

QUITCLAIM DEED

Bill Garrett Davidson County
Batch# 132167 DEEDQC
08/23/2018 08:58:24 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20180823-0083525

State of Tennessee)
County of Davidson)

The actual consideration for this transfer is $ -0- .

Affiant

Subscribed and sworn to before me, this the 22nd day of August, 2018.

Notary Public

My commission expires: March 10, 2019

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Attorneys Title Company, Inc.
2927 Berry Hill Drive , Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Khue Minh Le and Hank Huynh	**"New Owners"**	**09015007600**
761 Cedar Crest Drive		
Nashville, TN 37209		

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

John Le and Nancy Le, husband and wife, and Hank Huynh, a married man

HEREINAFTER CALLED THE GRANTORS, HAVE QUITCLAIMED, AND BY THESE PRESENTS DO HEREBY CONVEY UNTO

Khue Minh Le and Hank Huynh, wife and husband

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, ALL OF THE GRANTOR'S INTEREST IN AND TO A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

A certain tract or parcel of land located in Davidson County, Tennessee, described as follows, to-wit:

LAND in Davidson County, Tennessee, being Lot No. 1128 on the Plan of Charlotte Park, Section 14, as of record in Book 3300, Page 29, Register's Office for Davidson County, Tennessee.

SAID Lot No. 1128 fronts 82.0 feet on the northwesterly side of Annex Avenue and extends back 152.0 feet on the northeasterly line and 151.8 feet on the southwesterly line to a line in the rear on which it measures 69.0 feet.

BEING the same property conveyed to John Le and Nancy Le, husband and wife, and Hank Huynh, married, by Warranty Deed dated October 15, 2008, from Lisa Sullivan, Judy Horton Webster, Jeffry Wright Daniel, Tami Daniel Lampley, and Vickie Daniel, all of the heirs of Charlene J. Daniel, of record in Instrument No. 20081017-0104741, Register's Office for Davidson County, Tennessee.

NO BOUNDARY SURVEY WAS MADE AT THE TIME OF THIS CONVEYANCE, WITH THE LEGAL DESCRIPTION BEING THE SAME AS THE PREVIOUS DEEDS OF RECORD.

THE HEREIN DESCRIBED PROPERTY IS NOT NOW NOR EVER HAS BEEN THE PRINCIPAL PLACE OF RESIDENCE OF THE GRANTOR, HANK HUYNH.

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

THIS INSTRUMENT HAS BEEN PREPARED BY THE FIRM OF ATTORNEYS TITLE COMPANY, INC., BASED UPON VERBAL INFORMATION AND DIRECTIONS FROM THE RESPECTIVE PARTIES. THERE HAS BEEN NO TAX ADVICE, INCLUDING, BUT NOT LIMITED TO, INCOME OR GIFT TAX ADVICE OF THE TRANSFER OF THIS PROPERTY NOR THE FILING (IF REQUIRED) OF ANY TAX RETURNS, NOR MEDICAID ADVICE GIVEN ON THIS TRANSFER. THE PARTIES ACKNOWLEDGE AND UNDERSTAND THAT SAID FIRM HAS RELIED ON INFORMATION PROVIDED TO IT AND DOES NOT REPRESENT THE ACCURACY THEREOF.

This is improved property, known as: **447 Annex Avenue, Nashville, TN 37209**.

Witness my/our hand(s) this 22nd day of **August, 2018.**

John Le

Nancy Le

Hank Huynh

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 **John Le and Nancy Le, husband and wife, and Hank Huynh, a married man,** 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 within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 22nd day of **August, 2018.**

Notary Public

My Commission Expires: March 10, 2019

KATHERINE GOODSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.