This Instrument Prepared By and Return To:
T&Y Properties, LLC
447 Whitley Way
Mount Juliet, TN 37122

Karen Y Johnson Davidson County
Batch# 167477 DEEDQC
11/27/2018 11:29:46 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20181127-0115627

QUITCLAIM DEED

NEW OWNER:
T&Y Properties, LLC
447 Whitley Way
Mount Juliet, TN 37122

SEND TAX BILLS TO:
SAME

MAP/PARCEL
086 16 080.00

For and in consideration of the sum of One Dollar ($1.00) cash in hand paid by GRANTEE, the receipt of which is hereby acknowledged, **Mike Dang and Yenny Dang, husband and wife,** hereinafter called the GRANTOR(S), does hereby quitclaim and convey unto **T&Y Properties, LLC**, hereinafter called the GRANTEE(S), all right, title and interest, she may have, in the said property listed below:

Land in Davidson County, Tennessee, being all of Lot Number 72, Section 5, Valley Grove, of record in Plat Book 5200, Page 582, Register's Office for said County, to which reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to Mike Dang and Yenny Dang, husband and wife, from National Default REO Services, a Delaware Limited Liability Company d/b/a First American Asset Closing Services ("FAACS") , by Special Warranty Deed dated April 17, 2012 and recorded in Instrument Number 20120517-0042824, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This is improved property located at **4269 Valley Grove Drive, Hermitage, TN 37076.**

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

THIS INSTRUMENT WAS PREPARED WITHOUT A TITLE SEARCH OF THE SUBJECT PROPERTY.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the GRANTOR(S) has hereunder set his hand(s) this 21 day of November, 2018.

Mike Dang
Mike Dang

Yenny Dang
Yenny Dang

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Mike Dang and Yenny Dang,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal on 11/21/18.

NOTARY

MY COMMISSION EXPIRES: 2/22/22

KIRK HUNNICUTT STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

STATE OF **TENNESSEE**
COUNTY OF WILSON

The actual consideration for this transfer is $0.00.

AFFIANT

Subscribed and sworn to before me, this 21 day of November 2018.

NOTARY PUBLIC

My Commission Expires: 2/22/22

KIRK HUNNICUTT STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY