Karen Johnson Davidson County
Batch# 188093 DEEDQC
01/25/2019 10:03:52 AM 1 pg
Fees: $12.00 Taxes: $0.00
20190125-0007309

FROM: Tuan Tran and Ngat T. Nguyen
TO : Huy Bao Tran, unmarried

QUITCLAIM DEED

Address of New Owner:
Huy Bao Tran
6936 Somerset Farms Circle
Nashville TN 37221

Send Tax Bills To:
OWNER

Map & Parcel:
141-7-B-56.00

THIS INSTRUMENT WAS PREPARED BY + Return to:

Advantage Title and Escrow
1321 Murfreesboro Pike Suite 823

Nashville, TN 37217

Prepared from information furnished by the parties

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever greater, for this transaction is
$ -0-

Affiant

Subscribed and sworn to before me this the 18th day of January, 2019

Notary Public
Commission Expires: _____

LATRECE MCADOO STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 05-02-2022

I, Tuan Tran and Ngat T. Nguyen, do hereby quitclaim to Huy Bao Tran, unmarried, all our rights, title and interest in the following land located in Davidson County, Tennessee described as follows: To-Wit:

Land in Davidson County, Tennessee, being Lot No. 114 on the First Revision of Somerset Farms, Section Three, a Planned Unit Development, as of record in Plat Book 7900, Page 741, register's office for Davidson county, Tennessee, to which plan reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to Tuan Tran and Ngat T. Nguyen, husband and wife and Huy Bao Tran, an unmarried man,, by deed of record in Instrument No. 20170811-0082393 Register's Office for Davidson County, Tennessee

This is improved property (X) known as 6936 Somerset Farms Circle Nashville TN 37221.

Witness our hand(s) this the 18th day of January, 2019.

Tuan Tran

Ngat T. Nguyen

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 Tuan Tran and Ngat T. NguyenThe bargainor(s), 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 or the purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee, this the 18th day of January, 2019.

Notary Public
Commission Expires: _____

LATRECE MCADOO STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 05-02-2022