File Box 8

PREPARED BY (AND RETURN TO):
WILKINS & IVEY
Attorneys-at-Law
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Dav. Co. File: Box 8

Karen Johnson Davidson County
Batch# 229299 DEEDQC
05/13/2019 03:11:42 PM 2 pgs
Fees: $17.00 Taxes: $0.00
20190513-0044888

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Amber Nguyen Ngan Thuy Hanh Nguyen 5647 Hickory Park Drive Cane Ridge, TN 37013	SAME

TAX MAP-PARCEL NUMBERS: 174010A03200CO

QUITCLAIM DEED

FOR AND IN CONSIDERATION of love and affection and other good and valuable consideration and for the express purpose of creating a tenancy by the entireties, the undersigned, **Amber Nguyen,** married, **as Grantor,** by these presents does hereby transfer, quitclaim and convey unto **Christy W. Ivey, Trustee, Trustee's** successors and assigns, all of **Grantor's** right, title and interest, if any, in and to the following described real property, **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 61 on the Plan of Rivendell Woods Phase One Section Three of record in Instrument No 20080220-0016770, Register's Office for said County, to which Plan reference is made for a complete description.

Being the same property conveyed to Amber Nguyen by Warranty Deed from Rick Caruthers and Jacquie Caruthers, husband and wife, dated July 14, 2016 and recorded on July 15, 2016 as Inst. No. 20160715-0073053, Register's Office for Davidson County, Tennessee.

Ngan Thuy Hanh Nguyen, spouse of Amber Nguyen, joins in execution of this instrument solely to convey any marital interest she may have in the subject property.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This is improved property, known as 5647 Hickory Park Drive, Cane Ridge, TN 37013.

And now, I, the said **Christy W. Ivey, Trustee,** for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby transfer, quitclaim and convey unto **Amber Nguyen and Ngan Thuy Hanh Nguyen, a married couple**, as **Grantee, Grantee's** heirs and assigns, the same property hereinabove described and set forth, to which reference is here made.

WITNESS THE EXECUTION HEREOF on the dates set forth in the notary acknowledgements for each signature.

Amber Nguyen

Ngan Thuy Hanh Nguyen

Christy W. Ivey, Trustee

State of Tennessee
County of Davidson

On May 13, 2019, before me the undersigned authority, personally appeared **Amber Nguyen**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: DEBBIE MANN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires 09-25-2022

State of Tennessee
County of Davidson

On May 13, 2019, before me the undersigned authority, personally appeared **Ngan Thuy Hanh Nguyen**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: DEBBIE MANN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires 09-25-2022

State of Tennessee
County of Davidson

On May 13, 2019, before me the undersigned authority, personally appeared **Christy W. Ivey**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: DEBBIE MANN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires 09-25-2022

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned Affiant hereby declares under oath that the actual consideration for this transfer is: $-0-.

Affiant

Sworn and subscribed before me on May 13, 2019.

Notary Public

My Commission Expires: DEBBIE MANN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires 09-25-2022