NEW OWNER:

Shiayin Yang and Amit Patel
3616 D. West End Avenue
Nashville TN, 37205

SEND TAX BILLS TO:
NEW OWNER

Map-Parcel No. (S): 104-09-0W-115.00

THIS INSTRUMENT PREPARED BY:

TRESSLER & ASSOCIATES, PLLC
Attorneys at Law
212 North Castle Heights Ave
Lebanon, TN 37087
~~FILE NO: 19501~~

INFORMATION REQUESTED BY THE PARTIES – NO TITLE SEARCH CONDUCTED

Karen Johnson Davidson County
Batch# 358378 DEEDQC
02/14/2020 10:34:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20200214-0017104

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of **Ten Dollars and no/100 Dollars ($10.00)** cash in hand paid, the receipt of which is hereby acknowledged, **Shiayin Yang and Amit Patel** ("Grantors") have this day bargained and sold and by these presents do hereby transfer and convey unto the **Giving Tree Holdings Trust, dated December 5th, 2019,** ("Grantee"), its successors and assigns, forever, the following tract or parcel of land, situated and lying in **Davidson** County, Tennessee, bound and described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 115 on the Final Plat of Major Subdivision of Richland Hall, Section II formerly known as Welch Property Subdivision, Section II of record at Instrument No. 201606210062851, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property

Being the same property conveyed to Shiayin Yang and Amit Patel by Special Warranty Deed from Mike Ford Custom Builders, LLC, a Tennessee limited liability company, dated 12/23/2019, of record in Instrument 20191227-0133696, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the taxes for the current year and subsequent years; any and all easements and/or restrictions of record; and all matters shown on the plan of record; all in the said Register's Office.

This is improved property known as: 3616 D West End Avenue, Nashville, TN 37205

IN WITNESS WHEREOF, Grantors have executed or caused this instrument to be executed by their duly authorized representative, this 31 day of January 2020.

Shiayin Yang

Amit Patel

STATE OF TENNESSEE

COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a notary public in and for the state and county aforesaid, **Shiayin Yang**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that she executed the within instrument.

WITNESS my hand and official seal at office this 31 day of January 2020.

NOTARY PUBLIC

HUNTER B. THRASHER STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

My commission expires: 10-26-21

STATE OF TENNESSEE

COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a notary public in and for the state and county aforesaid, **Amit Patel**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that he executed the within instrument.

WITNESS my hand and official seal at office this 31 day of January 2020.

NOTARY PUBLIC

HUNTER B. THRASHER STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

My commission expires: 10-26-21

****

The actual consideration or value, whichever is greater, for this transfer is **$0.00.**

AFFIANT

Sworn to and subscribed to before me this 31st day of January, 2020.

NOTARY PUBLIC

My commission expires: 4/22/23

CHRISTEN T. RABE STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

Tennessee Certification of Electronic Document

I, Todd A. Tressler II, do hereby make oath that I am a licensed attorney and/or the
Signer's Name

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 Wilson

Personally appeared before me, Danielle Imbaratto, a notary public for this county and
Notary's Name

state, Todd A. Tressler II, who acknowledges that this certification of an electronic
Signer's Name

document is true and correct and whose signature I have witnessed.

Notary Signature

MY COMMISSION EXPIRES: 10-6-21

NOTARY'S SEAL

DANIELLE IMBARATTO
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

(3) All electronic documents eligible for registration pursuant to this subsection are validly registered when accepted for recording by the county register. Electronic documents registered by county registrars prior to July 1, 2007 shall be considered validly registered with or without the certification provided in subsection (2).