THIS INSTRUMENT PREPARED BY INFORMATION & DIRECTION FROM THE PARTIES

This Instrument Prepared by:
Kim Hollingshead, Esq.
56 Seaboard Lane, G104
Franklin, TN 37067

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ -0.00-

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th day of APRIL, 2020.

NOTARY PUBLIC

MY COMMISSION EXPIRES:

JIM R. VANDERPOOL STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires 02-19-2024

Karen Johnson Davidson County
Batch# 384155 DEEDQC
04/13/2020 08:43:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20200413-0038016

QUITCLAIM DEED

ADDRESS OF NEW OWNER
Shuailei Ma
1074 Walnut Bend Lane
Brentwood, TN 37027

SEND TAX BILLS TO:
Same

MAP & PARCEL
173-01-0B-001.00CO

FOR AND IN CONSIDERATION OF THE SUM OF ZERO DOLLARS ($0.00) cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, I, **Rui Zheng and Shuailei Ma,** hereinafter referred to as Grantor, do hereby convey, remise, release and forever quitclaim my right, title and interest, unto, **Shuailei Ma & Liyun Guo, each as to a one-half interest as Tenants in Common,** my right, title and interest, unto, hereinafter referred as Grantee, their Heirs and Assigns, a certain tract or parcel of land in **Davidson County**, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit A, Cedarmont Hills I Townhomes, as established under Master Deed of record in Inst. No. 20070719-0088601 1, Register's office for Davidson County, Tennessee, to which master deed is hereby referenced for a more complete and accurate description thereof.

Being the same property conveyed to Rui Zheng and Shuailei Ma by Warranty Deed from Anthony Amico and Julienne Amico, husband and wife, of record in Inst. No. 20190808-0079021, Register's office for Davidson County, Tennessee.

Together with all improvements, tenements, hereditaments and appurtenances, all easements serving or benefiting the property, and any or all fixtures and improvements now or hereafter attached to the property.

Being also known as 511 Cedarmont Drive, Antioch, TN 37013.

Witness my hand this the 8th day of April, 2020.

Rui Zheng
2020-04-08

Shuailei Ma
2020-04-08

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Rui Zheng and Shuailei Ma, the bargainor, 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 office this 8th day of April, 2020.

Notary Public

My Commission Expires: _____

KIMBERLY HOLLINGSHEAD
State of Tennessee
Online Notary Public
County of Williamson
My Commission Expires:
February 25, 2023

Feb. 25, 2023

Certificate of Authenticity

I, Jim R. Vanderpool, do hereby make an oath that I am a licensed attorney and/or the 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 with the law.

Jim R. Vanderpool

State of Tennessee
County of Williamson

Personally appeared before me, Kim Hollingshead, a notary public for this county and state, Jim R. Vanderpool, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary

My commission expires: 2/12/23

KIMBERLY HOLLINGSHEAD
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY