REGISTER'S USE ONLY:

Karen Johnson Davidson County
Batch# 402309 DEEDQC
05/18/2020 03:03:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20200518-0051383

OATH: I, the undersigned affiant, do hereby swear or affirm that the actual consideration for transfer or the value of the property being transferred, whichever is greater, is $0.00.

AFFIANT

SWORN TO AND SUBSCRIBED BEFORE ME THE UNDERSIGNED THIS 12 DAY OF May 2020.

SEAL

NOTARY PUBLIC
COMMISSION EXPIRES

PATRICIA D. CAVITT
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires MAR. 8, 2022

THIS INSTRUMENT PREPARED BY:
Foundation Title & Escrow
277 Mallory Station Rd., Suite 102
Franklin, TN 37067

SEND TAX BILLS TO:
Luxury Club, LLC
714 Hillwood Blvd.
Nashville, TN 37205

NEW OWNER:
Luxury Club, LLC
714 Hillwood Blvd.
Nashville, TN 37205

QUIT CLAIM DEED

This indenture is made and entered into this 12th day of May, 2020 between QINTIAN WANG (hereinafter referred to as "GRANTOR") and LUXURY CLUB, LLC, a Tennessee Limited Liability Company (hereinafter referred to as "GRANTEE").

For and in consideration of Ten Dollars ($10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, cash in hand paid, Grantor does by these presents, sell, release, remise and quitclaim unto Grantee, all of Grantor's right, title and interests, marital or otherwise, in and to the following described tract or parcel of real property:

Land in Davidson County, Tennessee, being Lot No. 273 on the plan of Hillwood Subdivision, Section 1, of record in Plat Book 3700, Page 140, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Luxury Club LLC, by Warranty Deed from Elizabeth Jane Jordon, of record in Instrument No. 20171219-0129132, in the Register's Office of Davidson County, Tennessee, dated December 15, 2017 and recorded on December 19, 2017.

And being the same property conveyed to Qintian Wang, a single person, by Quitclaim Deed from Luxury Club, LLC, of record in Instrument No. 20191104-0113523, in the Register's Office of Davidson County, Tennessee, dated

November 04, 2019 and recorded on November 04, 2019.

TAX PARCEL # 103 09 0 107.00

The real property conveyed hereby is ☑ improved ☐ unimproved with a property address of: 714 Hillwood Blvd., Nashville, TN 37205.

In the event of a discrepancy between the property address, tax parcel number and the legal description, the legal description shall control.

The above-described property is the same property contained in the prior deed and no new survey is available.

This property is not a marital residence and as such is not subject to any homestead, dower or other marital interest as contemplated by T.C.A. § 26-2-301, et seq., or other similar statute.

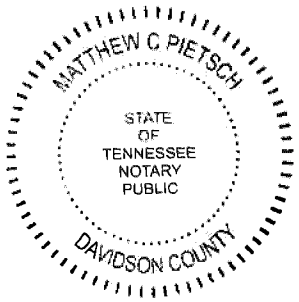
In Witness Whereof, Grantor has set its hand(s) the date first above-written.

Qintian Wang

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, the undersigned authority, a Notary Public in and for the aforesaid state and county, personally appeared Qintian Wang, to me known to be the person(s) described therein (or who proved to me to be the same on a satisfactory basis) and who acknowledged that the foregoing instrument was executed for the purposes therein contained. Witness my hand and seal at office in the aforesaid state and county this 12th day of May, 2020.

SEAL



NOTARY PUBLIC
COMMISSION EXPIRES: 07/09/2022

True Copy Certification

I, Tameika Jones, do hereby make the oath that I am a licensed attorney and/or 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.

Tameika Jones

State of Tennessee

County of Williamson

Personally appeared before me, Christie Perry a notary public for this county and state, Tameika Jones who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

My Commission Expires: 7/22/2022

CHRISTIE PERRY
STATE
OF
TENNESSEE
NOTARY
PUBLIC
RUTHERFORD COUNTY