Karen Johnson Davidson County
Batch# 587647 DEEDQC
03/09/2021 10:26:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20210309-0030742

| | |
|---|---|
| **QUITCLAIM DEED** | STATE OF TENNESSEE}<br>COUNTY OF DAVIDSON}<br><br>The actual consideration or value, whichever is greater for this transfer is $0.00.<br><br>Affiant<br><br>Subscribed and sworn to before me<br>This 8th day of March, 2021.<br><br>Notary Public<br><br>My Commission Expires: |

TRENT NORTH NOTESTINE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES MAY 03, 2021

| Address New Owner as: | Tax Bill To: | Map / Parcel |
|---|---|---|
| Zhambala Holdings, LLC<br>1818 Tyne Blvd.<br>Nashville, TN 37215 | New Owner | 085 13 0 [illegible] 00 |

**This instrument prepared by: Notestine Law Firm, Attorneys at Law, 109 Kenner Avenue, Suite 201, Nashville, Tennessee 37205. Prepared from information furnished by the parties hereto without the benefit of a title examination.**

For and in consideration of the sum of One Dollar ($1.00) cash in hand paid, know all persons by these presents, **Victor Leigh and Meili Yang** (hereinafter referred to as "Grantors") does hereby quitclaim and convey unto **Zhambala Holdings, LLC,** a Tennessee Limited Liability Company (hereinafter referred to as "Grantee"), all of their interest in the following described parcel of real estate located in Davidson County, Tennessee:

**Land in Davidson County, Tennessee, being Lot No. 26 on the Revised of Cliffdale subdivision, as of record in Book 974, page 49, Register's Office for said County, described as follows:**

**Beginning on the Northeasterly margin of Cliffdale Road at the lots Nos. 25 and 26; thence with the line between said two lots 215 feet to top of bluff, continuing in the same direction 280 feet, in all 495 feet to the low water mark of Stones River; thence with the mark of said river, Southeastwardly 75 feet to the corner of lots Nos. 26 and 27; thence with the line between said two lots, Southwardly 300 feet to the top of bluff; continuing in the same**

**direction 177 feet, in all 477 feet, to the Northeasterly margin of said road; thence with said road Northwestwardly 108 feet to the beginning.**

**Being the same property conveyed to Victor Leigh and Meili Yang by Quitclaim Deed from Zhambala Holdings, LLC of Record in Instrument 20200313-0028394, in said Register's Office for Davidson County, Tennessee.**

**This improved real property commonly known as 211 Cliffdale Road, Nashville, Tennessee 37214.**

IN WITNESS WHEREOF, the Grantors have caused this Quitclaim Deed to be executed this 8th day of March, 2021.

**Victor Leigh**

**Meili Yang**

STATE OF TENNESSEE}

COUNTY OF DAVIDSON}

On this 8th day of March, in the year 2021, before me the undersigned, personally appeared **Victor Leigh** personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to this instrument and acknowledged that he executed it.

WITNESS my hand and official seal or stamp, this 8th day of March, 2021.

Notary Public

My Commission Expires: 05/03/2021

TRENT NORTH NOTESTINE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES MAY 03, 2021

STATE OF TENNESSEE}

COUNTY OF DAVIDSON}

On this 8th day of March, in the year 2021, before me the undersigned, personally appeared **Meili Yang** personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to this instrument and acknowledged that she executed it.

WITNESS my hand and official seal or stamp, this 8th day of March, 2021.

Notary Public

My Commission Expires: 05/03/2021

TRENT NORTH NOTESTINE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES MAY 03,2021

## Tennessee Certification of Electronic Document

I, Robert J. Notestine III, 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 Davidson

Personally appeared before me, Trent North Notestine, a notary public for this county and state,
Notary's Name

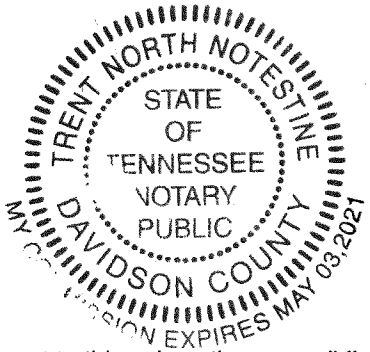
Robert J. Notestine, III, who acknowledges that this certification of an electronic document is
Signer's Name

true and correct and whose signature I have witnessed.

Notary's Signature

MY COMMISSION EXPIRES: 05/03/2021

NOTARY'S SEAL




(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).

SA0241

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