Information was provided from parties involved. No search of public records was performed.

THIS INSTRUMENT PREPARED BY:
Nashville Title Insurance Corporation
2818 Bransford Avenue
Nashville, TN 37204

Karen Johnson Davidson County
Batch# 623326 DEEDQC
04/27/2021 11:19:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20210427-0055925

Address New Owner(s)
Jingrun Hu
2406 Morena Street
Nashville, TN 37208

Send Tax Bills To:
SAME

Map & Parcel No.:
092-07-0-002.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), and other good and valuable consideration, receipt of which is hereby acknowledged, I, **Yating Hu** ("Grantor") hereby quitclaim and convey unto **Jingrun Hu** ("Grantee"), his heirs and assigns, all of our right, title and interest in and to a certain tract or parcel of land located in Davidson County, Tennessee and described as follows:

Being Lot Number 295 and the westerly half of Lot Number 296 of Block Number 16 on the Map of Subdivision of The Hefferman Place, as of record in Book 161, page 138, Register's Office for said County.

Said Lot Number 295 and part of Lot Number 296 front together 75 feet on the northerly side of Morena Street, and run back between parallel lines, 150 feet to an alley.

Being the same property conveyed to Yating Hu from Nguyen Tuyen Thi and Nguyen Phuy Thi, husband and wife, of record in Instrument No. 20150505-0040800, Register's Office for Davidson County, Tennessee.

This is improved property known as **2406 Morena Street, Nashville, TN 37208**.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the property.

IN WITNESS WHEREOF, the Grantor has (Grantors have) caused this instrument to be executed on this 26 day of April, **2021.**

Yating Hu

STATE OF TN
COUNTY OF Williamson

On this 26 day of April, 2021, before me, the undersigned, personally appeared Yating Hu to me known to be the person described in and who executed the foregoing instrument, and who acknowledged the execution of same to be his free act and deed.

IN WITNESS WHEREOF, I have hereunto set my hand and seal.

NOTARY PUBLIC My Commission Expires: 8/1/22

ANDREW H. MALONEY STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $-0-.

AFFIANT

Subscribed and sworn to before me, this 26 day of April, 2021.

NOTARY PUBLIC My Commission Expires: 8/1/22

ANDREW H. MALONEY STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

I, Andy Maloney, do hereby make 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 to law.

Signature

LAURA JANE SHOUN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

State of TN
County of Davidson

Personally, appeared before me, Laura Jane Shoun, a notary public for this county and state, Andy Maloney, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature My commission expires: 6/26/24

202104270055925