Karen Johnson Davidson County
Batch# 653276 DEEDQC
06/09/2021 03:30:30 PM 5 pgs
Fees: $27.00 Taxes: $0.00
20210609-0077871

Prepared By:	Record and Return To	Mail Tax Statements to
Vidmar & Hardesty, Ltd , John Vidmar (TN Bar#032525) P O. Box 211031 Columbus, Ohio 43221	Closeline LLC 702 King Farm Blvd ste 155 Rockville, md. 20850	Tun Sian Muang and Cing Mih Noa 1201 Orchard Mountain Court Antioch, TN 37013

1/2

Order Number 15118TN-S1-D

QUIT-CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that the Grantor(s) **Tun Sian Muang, married to Cing Mih Noa and Dal Sian Pau, married to Dim Thawn Lun,** for Ten Dollars ($10.00) and other valuable consideration paid, does hereby bargain, sell, remise, release, quit claim, and convey unto the Grantee(s), **Tun Sian Muang and Cing Mih Noa, Husband and Wife,** whose address is 1201 Orchard Mountain Court, Antioch, TN 37013, the following described real property located in the County of Davidson, State of Tennessee and further described as follows:

Being Lot No. 47 on the Plan of Final Plat – Phase Two, Pinnacle Point Subdivision of record in Book 6900, Page 140 and 141, Register's Office for said County to which plan reference is hereby made for a more complete description.

Be the same more or less, but subject to all legal highways.

This description is the same as the description contained in the prior deed referenced herein.

Subject to all easements, restrictions and matters of record, zoning ordinances, real estate taxes and assessments, if any, prorated to the date of this deed.

County Parcel Number: 135 14 0A 047.00
Street address of property: 1201 Orchard Mountain Court, Antioch, TN 37013

PCL 15118TN-S1DQTC99020103

Prior Instrument Reference by which Grantor(s) acquired title: Instrument No. 20190826-0085490 in the Register's Office, Davidson County, Tennessee.

Signed this 24 day of May, 2021.

Signature of Grantor(s):

Tun Sian Muang

Dal Sian Pau

Cing Mih Noa

Dim Thawn Lun

STATE OF TN, COUNTY OF Davidson, SS:

BE IT REMEMBERED That on this 24 day of May, 2021 before me, the subscriber, a Notary Public in and for said state, duly commissioned and qualified, personally came Tun Sian Muang, Cing Mih Noa, Dim Thawn Lun, and Dal Sian Pau, known to me, or proved to me on the basis of satisfactory evidence, to be the Grantor(s) in the foregoing deed, and acknowledged by the signing thereof to be their free and voluntary act and deed.

In testimony whereof, I have hereunto subscribed my name and affixed my official seal on the day and year last aforesaid.

LOUIS NOSAKHARE OGIEMUDIA SR
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Notary Public

My Commission expires: 09-06-2022

Property Address: 1201 Orchard Mountain Court, Antioch, TN 37013
Tax Parcel: 135 14 0A 047.00

Oath of Consideration

I or we, _____, the Affiant(s), herby swear or affirm that to the best of my/our knowledge, information and belief, that the actual consideration for this transfer is $ 10.00.

Signed this 24 day of May, 2021.

Signatures of Affiant(s):

x _____

Sworn and subscribed before me this 24 day of May, 2021

_____
Notary Public

My Commission expires: 09-06-2022

LOUIS NOSAKHARE OGIEMUDIA SR
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

EXHIBIT "A"

A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 47 ON THE PLAN OF FINAL PLAT - PHASE TWO, PINNACLE POINT SUBDIVISION OF RECORD IN BOOK 6900, PAGE 140 AND 141, REGISTER'S OFFICE FOR SAID COUNTY TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION THEREOF.

THE DERIVATION OF SAME BEING:

The same being property conveyed by Deed executed by **EDWAR F. HAKEEM AND NAGWA K. HAKEEM**, on **8/20/2019**, as recorded on **8/26/2019** at Book/Liber , Page/Folio , Instrument **20190826-0085490** in the land records of **DAVIDSON COUNTY, TENNESSEE.**

Parcel Identification Number: **135 14 0A 047.00**

CERTIFICTION OF ELECTRONIC DOCUMENT

I, Michael P. Bell, do hereby make oath that I am a licensed Maryland 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.

MPBell
Michael P. Bell

STATE OF MARYLAND

COUNTY OF Montgomery

Personally, appeared before me, Felicia M. Holland, a Notary Public for this County and State, Michael P. Bell, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.



FELICIA M. HOLLAND
Notary Name: _____

My Commission Expires: 02/17/2025

FELICIA M. HOLLAND
NOTARY PUBLIC STATE OF MARYLAND
My Commission Expires February 17, 2025