Karen Johnson Davidson County
Batch# 692622 DEEDQC
08/06/2021 03:22:50 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20210806-0106507

THIS INSTRUMENT PREPARED BY:
Cesar Angkaw
1206 Firth Court
Franklin, TN 37067

DEBORAH C. CALDWELL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is: $ 0.00.

Affiant

Sworn to and subscribed before me this 27th day of April, 2020.

Deborah C. Caldwell
Notary Public

My Commission Expires: 8-18-2025

QUITCLAIM DEED

NAME AND ADDRESS OF NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBER:
Grace Property Management, LLC 1206 Firth Court Franklin, TN 37067	Grace Property Management, LLC 1206 Firth Court Franklin, TN 37067	105-14-182.00

FOR AND IN CONSIDERATION of the sum of ten dollars and no/100 ($10.00) and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged, **SUSAN ANGKAW, FORMERLY KNOWN AS SUSAN HUGHES,** hereinafter referred to as the "Grantor", does hereby quitclaim, transfer and convey to **GRACE PROPERTY MANAGEMENT, LLC, a Tennessee limited liability company,** their (successors), heirs and assigns, all our right, title and interest in and to certain real property located in Davidson county, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being part of Lot No. 5 on the Plan of the Real Estate of W. W. Henry, deceased, as of record in Minute Book Z, Page 516, County Court Clerk's Office for Davidson County, Tennessee, described as follows:

Beginning on the southerly margin of Hillview Heights, formerly Woods Avenue, 80 feet west of the corner of Lots 4 and 5; thence southerly and parallel with the line between Lots 4 and 5, 204 ¼ feet, more or less, to the line between Lots Nos. 5 and 6; thence with the line between Lots 5 and 6, westwardly 55 feet; thence northwardly and parallel with the line between Lots Nos. 4 and 5, 204 ¼ feet, more or less, to the southerly margin of Hillview Heights; thence with the same eastwardly 55 feet to the beginning.

Being the same property conveyed to Susan Angkaw, formerly known as Susan Hughes, by Warranty Deed dated May 13, 2005 from John M Milazo and wife Virginia Milazo of record in Instrument No. 20050523-0057666, said Register's Office for Davidson County, Tennessee.

This improved property, known as 829 Hillview Heights, Nashville, Tennessee 37204.

Grantor covenants that they are lawfully seized and possess said property in fee simple, have a good right to convey it, and that the same is unencumbered, except for 2019 taxes that are not yet due and payable, as well as any restrictions, conditions and easements of record.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

Witness my/our hand(s) on this the 27 day of April, 2020.

Susan Angkaw

STATE OF TENNESSEE)
COUNTY OF ~~DAVIDSON~~)
Williamson

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named SUSAN ANGKAW, the bargainor, to me known (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 27th day of April, 2020.

Deborah C. Caldwell
Notary Public

My Commission Expires: 8-18-2025

[Affix Seal]

DEBORAH C. CALDWELL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY