FROM: Pingxi Xu and Jiawei Cao

TO: **Pingxi Xu**

QUITCLAIM DEED

Address of New Owner:
Pingxi Xu
1500 Shasta Drive
Apt. 207A
Davis, CA 95616

Send Tax Bills To:
OWNER

Map & Parcel:
173-16A-183

THIS INSTRUMENT WAS PREPARED BY

Advantage Title and Escrow
1321 Murfreesboro Pike, #823
Nashville, Tennessee 37217

Prepared from information furnished by the parties

STATE OF Tennessee
COUNTY OF Davidson

The actual consideration or value, whichever greater, for this transaction is $ -0-

Affiant

Subscribed and sworn to before me this the 31 day of Aug 2021

Notary Public
Commission Expires:

HILARY MOHSENZADEH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-02-2022

I/We, **Jiawei Cao, unmarried** do hereby quitclaim to **Pingxi Xu, unmarried**, his Heirs and Assigns, all my rights, title and interest in the following land located in **Davidson** County, Tennessee described as follows: To-Wit:

Land in Davidson County, Tennessee, being Lot No. 5 on the Plan of Hidden Creek, Phase 1, Section 2, as of record Instrument No. 20030226-0025759, Register's office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Pingxi Xu and wife, Jiawei Cao by deed of record in Instrument No. 20160819-0086808, Register's office for Davidson County, Tennessee.

Previous conveyance erroneously had improved property known as 3063 Hidden Creek Drive, Antioch, TN 37013, in scrivener's error.

This is improved property known as: 3016 Hidden Creek Drive, Antioch, TN 37013

Witness our hand(s) this the 25 day of Aug., 2021.

Jiawei Cao

Karen Johnson Davidson County
Batch# 709073 **DEEDQC**
09/02/2021 10:17:43 AM 1 pg
Fees: $12.00 Taxes: $0.00

20210902-0118358

STATE OF California
COUNTY OF Yolo

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jiawei Cao with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purpose therein contained.

Witness my hand and official seal at Davis (City), California (State), this the August 25th, 2021.

Notary Public
Commission Expires: July 29, 2022

VARUN JOSHI
COMM. # 2251599
NOTARY PUBLIC - CALIFORNIA
SACRAMENTO COUNTY
COMM. EXPIRES JULY 29, 2022