Karen Johnson Davidson County
Batch# 743357 DEEDQC
10/25/2021 04:02:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20211025-0143475

MICHELLE CRAWFORD
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES OCTOBER 2, 2023

THIS INSTRUMENT WAS PREPARED BY INFORMATION FURNISHED BY THE PARTIES. THE PREPARER MAKES NO CLAIM OR WARRANTIES AS TO THE STATUS OF THE TITLE.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Affiant

Subscribed and sworn to before me, this 20 day of OCTOBER, 2021

Notary Public

My commission expires: 10/2/2023

THIS INSTRUMENT WAS PREPARED BY:
SIGNATURE TITLE SERVICES, LLC
1517 HUNT CLUB BLVD., SUITE 200
GALLATIN, TN 37066

QUITCLAIM DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Thu Hong Thi Nguyen **Tam Cong Nguyen**	**NEW OWNER**	**173040A05100CO**
304 Oak Highland Ct.		
Antioch, TN 37013		

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid by the herein GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged **Thu Hong Thi Nguyen, unmarried,** "GRANTOR", by these presents, does hereby quitclaim and convey unto **Thu Hong Thi Nguyen, unmarried, and Tam Cong Nguyen, unmarried, as tenants in common with right of survivorship** herein called "GRANTEE", his/her/their successors, heirs and assigns all of their rights, title and interests in and to a certain tract or parcel of land in **Davidson County, Tennessee,** to-wit:

Land in Davidson County, Tennessee, being Lot No. 51 on the plan of Oak Highlands, Phase 1, a plat of which is of record in Plat Book 6900, page 432, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description thereof.

Being the same property conveyed to Thu Hong Thi Nguyen by Warranty Deed from Hyun B. Shin and Angela M. Shin dated October 29, 2018, of record in Instrument No. 20181030-0107392, Register's Office for Davidson County, Tennessee.

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This is improved property commonly known as 304 Oak Highland Ct., Antioch, TN 37013

WITNESS my/our hands this 20 day of OCTOBER, 2021.

hongnguyen

Thu Hong Thi Nguyen

STATE OF Tennessee
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Thu Hong Thi Nguyen, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and seal at office on this, the 20 day of OCTOBER, 2021.

My commission expires: 10/2/2023

NOTARY PUBLIC

MICHELLE CRAWFORD
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES OCTOBER 2, 2023

Tennessee Certification of Electronic Document

I, Jennifer Russell, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on 10/20/2021 (date of document).

Jennifer Russell
Affiant's Signature

10/22/2021
Date

State of Tennessee

County of Sumner

Sworn to and subscribed before me this 22 day of October 2021.

Notary's Signature

MY COMMISSION EXPIRES: 10/21/2024

NOTARY'S SEAL

