Karen Johnson Davidson County
Batch# 776890 DEEDQC
12/20/2021 01:16:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20211220-0167879

THIS INSTRUMENT PREPARED BY:
Lockeland Law Group, PLC
204 South 11th Street
Nashville, TN 37206
615.650.5100

QUITCLAIM DEED

Address of New Owner(s):	Send Tax Bills to:	Map & Parcel:
Ngoc-Tuyet Que Lam Suong Thi Que Ngo 670 Harding Place Nashville, TN 37211	New owner	147-01-0-065.00

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Ngoc-Tuyet Que Lam**, an unmarried woman, presents does hereby quitclaim and convey unto **Suong Thi Que Ngo (single) as to a 50% interest,** her successors, representatives, and assigns, their rights, title and interest in to and to the following described tract of land in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Lot No. 484 on the Plan of Section 6, Caldwell Hall of record in Plat Book 2900, Page 148, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Hoa Ngoc Lam and wife, Suong Thi Que Ngo by Warranty deed from Aimee M. Spence now Taylor, Amanda R. Spence Law now Jackson and David A. Spence, devisees of James A. Spence, deceased, and Pamela Spence now Smith, individually and David A. Spence, Executor of the Estate of James A. Spence of record in Instrument No. 20050630-0075556 Register's Office for Davidson County, Tennessee, dated June 27, 2005 and recorded on June 30, 2005.

Being the same property conveyd to Hoa Ngoc Lam (single), Suong Thi Que Ngo (single) and Ngoc-Tuyet Que Lam (single), as tenants in common with full rights of survivorship by Quitclaim deed from Hoa Ngoc Lam and Suong Thi Que Ngo of record in Instrument No. 20190322-0026409 Register's Office for Davidson County, Tennessee, dated March 22, 2019 and recorded on March 22, 2019. Being the same property conveyed to Ngoc-Tuyet Que Lam, an unmarried woman, by Quitclaim deed from Hoa Ngoc Lam (single) and Suong Thi Que Ngo (single) of record in Instrument No. 20210708-0092433 in the Register's Office for Davidson County, Tennessee, dated June 23, 2021 and recorded on July 8, 2021.

Being also known as 670 Harding Place, Nashville, Tennessee 37211.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ 0.00.

Affiant

Subscribed and sworn to before me this the 15 day of December, 2021.

Notary Public

My commission expires: 7/13/24
(Affix Seal)

PATIN A. SHAH
NOTARY PUBLIC
STATE OF TENNESSEE
MY COMM. EXPIRES 07/13/2024
COUNTY OF WILLIAMSON

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this 15th day of December, 2021.

Ngoc-Tuyet Que Lam

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named **Ngoc-Tuyet Que Lam**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this 15th day of December, 2021.

Notary Public

My Commission Expires: 7/13/2024

JATIN A. SHAH
NOTARY PUBLIC
STATE OF TENNESSEE
MY COMM. EXPIRES 07/13/2024
COUNTY OF WILLIAMSON

Tennessee Certification of Electronic Document

I, Steven T. Morris, 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 12/14/2021 (date of document).

Affiant Signature

12/14/2021
Date

State of TN

County of DAVIDSON

Sworn to and subscribed before me this 16th day of December, 2021.

Notary's Signature

ELIZA WHITFIELD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES MAY 5, 2025
NOTARY'S SEAL

MY COMMISSION EXPIRES: 5-5-2025