QUITCLAIM DEED



AJ- QCD-22-20-104

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16 DAY OF February 2022..

Notary Public

MY COMMISSION EXPIRES: _____

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY (and return to):

Rudy & Partners, PLLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
City Light, LLC	**New Owner**	
(NAME)	(NAME)	**093-11-0G-104.00-CO**
8220 Colonial Place		
(ADDRESS)	(ADDRESS)	
Duluth, GA, 30097		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of ZERO DOLLARS, cash in hand, paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Yejia Xue,** hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **City Light, LLC, a Tennessee limited liability company**, hereinafter called the Grantee, its heirs, successors and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County Tennessee, being Unit No. 104, as established by the Master Deed or Declaration of City Lights Condominiums ("Master Deed") of record in Instrument No. 20190408-0031675, as amended in amendment of record as Instrument No. 20190501-0040417, and further amended by amendment of record as Instrument No. 20190508-0043149, Register's Office for Davidson County, Tennessee, said Units being depicted on the Site Plan attached as Exhibit C to the aforementioned Master Deed, to all of which reference is hereby made for a more complete description, together with an undivided percentage interest in the Common Elements allocated to said unit and with special rights to use certain Common Elements, including two parking spaces numbered 104 as shown on Garage Level 2 as set forth in Exhibit C to said Master Deed, and Storage Unit 104 as shown on Condo Level 1 as set forth in Exhibit C to said Master Deed.

Being the same property conveyed to Yejia Xue by Special Warranty Deed from Rutledge Development, LLC, a Tennessee limited liability company, of record in Instrument No. 20190620-0059297, Register's Office for Davidson, Tennessee.

This Instrument was prepared with information supplied by the Grantee. No title examination was performed to validate the accuracy of title. Therefore the preparer does not accept liability for this Instrument.

Karen Johnson Davidson County
Batch# 809957 **DEEDQC**
02/23/2022 02:21:26 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20220223-0020633

This is **improved** property known as: **20 Rutledge St Unit 104, Nashville, Tennessee 37210**.

Witness our hands this the 15 day of February, 2022.

Yejia Xue

Yejia Xue

STATE OF Georgia
COUNTY OF Forsyth

On this the 15 day of February 2022, before me personally appeared **Yejia Xue,** the within named bargainor, to me known (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal this the 15 day of February, 2022.

Notary Public

My Commission Expires: 4-18-25

RACHEL N COOK
Notary Public - State of Georgia
Forsyth County
My Commission Expires Apr 18, 2025