Karen Johnson Davidson County
Batch# 831928 DEEDQC
03/30/2022 01:41:53 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20220330-0037003

QUITCLAIM DEED

GABRIEL LUTZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 10-02-2023

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29 DAY OF March 2022.

Notary Public

MY COMMISSION EXPIRES 10/2/2023
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY (and return to):
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Anh Quoc Le	**Same address as new owner**	
(NAME)	(NAME)	
2020 Clifton Johnston Ct		**172-15-0A-237.00-CO**
(ADDRESS)	(ADDRESS)	
Nolensville, TN 37135		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND, PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

ANH QUOC LE AND NGAN THI KIM TRAN ("GRANTOR")

HAS/HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO/DOES TRANSFER AND CONVEY UNTO

ANH QUOC LE ("GRANTEE")

HIS/HER/ITS/THEIR 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 LOT NO. 196 ON THE PLAN OF HOLT WOODS, SECTION TWELVE, R20 RESIDENTIAL P.U.D OF RECORD IN PLAT BOOK 9700, PAGE 723, 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 ANH QUOC LE AND NGAN THI KIM TRAN BY WARRANTY DEED FROM JOHN BUTLER, MARRIED OF RECORD IN INSTRUMENT NO. 20210726-0099851, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

BEING THE SAME PROPERTY CONVEYED TO ANH QUOC LE BY QUITCLAIM DEED FROM ANH QUOC LE AND NGAN THI KIM TRAN, OF RECORD IN INSTRUMENT NO. _____, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

This is **improved** property known as: **1800 Bryce Circle, Nashville, TN 37211**

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD.

*****This instrument has been prepared by information provided by the parties*****
*****No title search was conducted and no representations regarding title have been made by the Drafter*****

JH

Witness our hands this the 8 day of February, 2022.

Ahn Quoc Le

Ngan Thi Kim Tran

STATE OF _____)
COUNTY OF _____)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Ahn Quoc Le,** the within named bargainor, 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 official seal, this the _____ day of _____, 2022.

Notary Public
My Commission Expires:

STATE OF Tennessee)
COUNTY OF Davidson)

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

Witness my hand and official seal, this the 8 day of February, 2022.

Notary Public
My Commission Expires: 10.01.2023

GABRIEL LUTZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 10.01.2023

Witness our hands this the 8 day of February, 2022.

~~Ahn Quoc Le~~
Ahn

Ngan Thi Kim Tran

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Ahn Quoc Le,** the within named bargainor, 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 official seal, this the 8 day of February, 2022.

Notary Public
My Commission Expires: 10/2/2023

GABRIEL LUTZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 10-02-2023

STATE OF _____)
COUNTY OF _____)

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

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

Notary Public
My Commission Expires: