Karen Johnson Davidson County
Batch# 833003 DEEDQC
04/01/2022 09:53:44 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20220401-0037839

This instrument was prepared by

DONG SHENG CHENG

4553 Winfield Dr.

Nashville, TN 37211

New Owner and Address	CZ Holdings LLC 4553 Winfield Dr, Nashville, TN 37211
Send Tax Bill	4553 Winfield Dr, Nashville, TN 37211
Map-Parcel No	117-004-0B-00200-CO

Quitclaim Deed

FOR AND IN CONSDERATION of the sum of Ten Dollars ($10.00), and other good and valuable

consideration, receipt of which is hereby acknowledged, we, **LING ZHONG AND DONG SHENG CHENG**, WIFE AND HUSBAND, hereinafter called the Grantors, by these presents do transfer and convoy unto **CZ Holdings LLC**, hereinafter called Grantees, their heirs and assigns, that certain tract or parcel of land located in Davidson County, Tennessee and described as follows:

Being Unit No. 2 on the Plan of Hazelwood Heath Subdivision, as shown as Exhibit "A" to Master Deed and Bylaws of Hazelwood Heath Condominiums, of record in Book 6406, Page 287, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot. Reference is also made to the Plat of record in Plat Book 6200, Page 287, said Register's Office.

The premises herein conveyed is a "condominium project" established pursuant to the provisions of the Tennessee "Horizontal Property Act" as set out in Section 66-27-01 et. Seq. of the Tennessee Code Annotated and is subject to the provisions and requirements thereof; to the By-Laws for the administration thereof; to the easements, rights and interests in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and buildings thereof; and also including without limitation all conditions, covenants, restrictions, options, burdens, assessments and other undertaking contained in the Master Deed establishing a Horizontal Property Regime of Hazelwood Heath Condominium, of record in Book 6406, Page 287, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to LING ZHONG AND DONG SHENG CHENG, WIFE AND HUSBAND, by the Warranty Deed dated 09/15/2017 from LISA A. FRAINE, n/k/a LISA JEAN SNYDER, of record in Instrument Number 20170915-0094521, in the Register's Office of Davidson County, Tennessee.

This conveyance of the above-described parcel of land is subject to: (1) All matters as set forth per plat at Book 6200, Page 143; (2) Master Deed of record in Book 6406, Page 287, said Register's Office.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

This is improved property known as 2827 Hazelwood Drive, Nashville, TN 37212

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the property.

This instrument has been prepared based solely upon information provided by the parties, and no search of public records was performed.

LINH ZHONG

DONG SHENG CHENG

(State of Tennessee)

(County of Davidson)

On this 26th day of March, 2022, before me, the undersigned, personally appeared LING ZHONG AND DONG SHENG CHENG, to me

known to be the persons described in and who executed the foregoing instrument, and who acknowledged

the execution of same to be their free act and deed.

IN WITNESS WHREOF, I have hereunto set my hand and seal.

My Commission Expires: 09-08-2025

NOTARY PUBLIC

(STATE OF TENNESSEE)

(COUNTY OF DAVIDSON)

SEAN SINAGRA
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

The actual consideration for this transfer is $0.00

AFFIANT

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 0.00
, Affiant
Subscribed and sworn before me this the
1 Day of April, 2022.
, Deputy Register

Subscribed and sworn to before me, this 26th day of March, 2022

My commission expires: 09-08-2025

NOTARY PUBLIC