Karen Johnson Davidson County
Batch# 849642 DEEDQC
05/02/2022 12:44:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20220502-0050740

PREPARED BY: *Robert J. Hazard, Esq.* GULLETT SANFORD ROBINSON & MARTIN PLLC 150 THIRD AVENUE SOUTH, STE. 1700 NASHVILLE, TN 37201 615.244.4994	STATE OF TENNESSEE) COUNTY OF DAVIDSON) Actual consideration for this transfer is -$0-. AFFIANT Subscribed and sworn to before me on this day, April 22, 2022. Notary Public My Commission Expires: _____

New Owner Address:
Tianlai Vincent Tang and
Christine Changhong Dong, Co-Trustees
1766 Tyne Blvd.
Nashville, TN 37215

Send Tax Bills To:
Same

Map-Parcel Number
104-11-0L-004.00

QUITCLAIM DEED

Christine Dong and Tianlai Tang, wife and husband (collectively, "Grantor"), for consideration of $10.00, hereby release, remise, and quitclaim to **Tianlai Vincent Tang and Christine Changhong Dong, Co-Trustees of the Tang Dong Family Trust, dated April 22, 2022** ("Grantee"), all right, title and interest of Grantor in and to that certain tract or parcel of land in Davidson County, Tennessee, more particularly described in Exhibit A.

Subject property is quitclaimed subject to such limitations, restrictions and encumbrances as may affect the premises.

<Signature page to follow.>

WITNESS my hand on this day, April 22, 2022.

Christine Dong

Tianlai Tang

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Christine Dong** and **Tianlai Tang** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such persons executed the within instrument as their free act and deed and for the purposes therein contained.

WITNESS my hand and official seal on this day, April 22, 2022.

ROBERT J. HAZARD
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires FEB 28, 2026

Notary Public

My Commission Expires: _____

Notary's Seal

EXHIBIT A

Improved real property in Davidson County, Tennessee, being Unit No. 4, on the Plan of Lexington Square Condominiums. The Plan of Lexington Square Condominiums is recorded in Book 6523, page 387, as Exhibit "C" to the Master Deed and By-Laws of Lexington Square, of record in Book 6523, page 348, which sets out and establishes a horizontal property regime for "Lexington", by amending the Plan of record in Book 6250, pages 340 and 341, said Register's Office.

Being the same property conveyed to Christine Dong and Tianlai Tang, by warranty deed from Reimund Nathanael Baert, Timothy G. Baert and Hunter G. Reyes, devisees of the Last Will and Testament of Simon Baert, of record in Instrument No. 20191231-0135177, Register's Office for Davidson County, Tennessee.

The description is the same as that used in the last deed prior to this transaction.

This is improved property known as 2135 Acklen Avenue #4, Nashville, TN 37212.

True Copy Certification

I, Robert J. Hazard, Esq., 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 April 22, 2022.

Affiant Signature

Date: April 25, 2022

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Lynne B. Jervis, a notary public for this county and state, Andrew J. Bellm who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

WITNESS my hand and official seal on this day, April 25, 2022.

Lynne B. Jervis
Notary's Signature

My Commission Expires: 1-11-26

Notary's Seal

LYNNE B. JERVIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires JAN. 11, 2026