BOX #14

#X-0421A (kg)

QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 892429 DEEDQC
07/22/2022 10:36:42 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20220722-0084003

State of Tennessee
County of Davidson

The actual consideration for this transfer is $ -0- .

Affiant

Subscribed and sworn to before me, this the 21st day of July, 2022.

Notary Public

My commission expires: Jan. 3, 2023

(AFFIX SEAL)

KATHERINE GOODSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Attorneys Title Company, Inc.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Ha Le Trieu and Kristi Ngoc Nguyen Trieu	**"New Owners"**	**133 11 0 086 00**
294 Elysian fields Road		
Nashville, TN 37211		

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

Ha Le Trieu, an unmarried woman, and Thuy L. Trieu, an unmarried woman

HEREINAFTER CALLED THE GRANTORS, HAVE QUITCLAIMED, AND BY THESE PRESENTS DO HEREBY CONVEY UNTO

Ha Le Trieu, an unmarried woman, and Kristi Ngoc Nguyen Trieu, an unmarried woman, as joint tenants with right of survivorship

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, ALL OF THE GRANTOR'S INTEREST IN AND TO A 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. 66 on the Plan of Valley View Meadows Subdivision, Section Two, of record in Plat Book 3600, Page 60, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate description thereof.

BEING the same property conveyed to Nhut Trieu and wife, Ha Trieu, by Warranty Deed dated April 19, 2006, from Ngon Nguyen and wife, Robin Nguyen, of record in Instrument No. 20060424-0046570, Register's Office for Davidson County, Tennessee. The said Nhut Trieu and Ha Trieu are brother and sister, respectively (conveyed as husband and wife erroneously). The said Nhut Trieu, unmarried, and Ha Trieu, a married woman, and Katherine Goodson, Trustee, conveyed said property to Ha Trieu and husband, Hanh Ngoc Nguyen, by Quitclaim Deed dated June 3, 2008, of record in Instrument No. 20080611-0059974, said Register's Office.

PURSUANT to the terms of the Divorce Decree and Marital Dissolution Agreement, Docket No. 08D-2109, Eighth Circuit Court of Davidson County, Tennessee, the said Hanh Ngoc Nguyen (sic as Hnh Ngoc Nguyen) conveyed his interest to Ha Le Trieu by Quitclaim Deed dated February 18, 2009, executed February 9, 2009, of record in Instrument No. 20090224-0015971, said Register's Office.

THE SAID HA TRIEU AND HA LE TRIEU BEING ONE AND THE SAME PERSON.

SAID property was further conveyed to Ha Le Trieu, an unmarried woman, and Thuy L. Trieu, an unmarried woman, as joint tenants with the right of survivorship, by Quitclaim Deed dated October 12, 2020, from Ha Le Trieu, an unmarried woman, of record in Instrument No. 20201016-0120391, Register's Office for Davidson County, Tennessee.

SAID property is conveyed subject to the limitations, restrictions, and encumbrances as may affect the premises.

THIS INSTRUMENT HAS BEEN PREPARED BY THE FIRM OF ATTORNEYS TITLE COMPANY, INC., BASED UPON VERBAL INFORMATION AND DIRECTIONS FROM THE RESPECTIVE PARTIES. THE PARTIES ACKNOWLEDGE AND UNDERSTAND THAT SAID FIRM HAS RELIED ON INFORMATION PROVIDED TO IT AND DOES NOT REPRESENT THE ACCURACY THEREOF.

This is improved property, known as: **294 Elysian Fields Road, Nashville, TN 37211**.

Witness my/our hand(s) this **21st** day of **July, 2022.**

HA TRIEU
Ha Le Trieu

THUY_LE_TRIEU
Thuy L. Trieu

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Ha Le Trieu, an unmarried woman, and Thuy L. Trieu, an unmarried woman,** the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this **21st** day of **July, 2022.**

Katherine Goodson
Notary Public

KATHERINE GOODSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires: Jan. 3, 2023