RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO PIKE, STE 300
NASHVILLE, TN 37215

BOX 10-A

Karen Johnson Davidson County
Batch# 969205 DEEDQC
02/09/2023 11:46:10 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20230209-0009526

This Instrument Prepared By:
Premier Escrow, LLC
4301 Hillsboro Road, Suite 300
Nashville, Tennessee 37215

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL:
YHYS, LLC 401 Carphilly Ct. Brentwood, TN 37027	New Owner	133-06-0-025.00

KNOW ALL MEN BY THESE PRESENTS that for the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid, **YHYS, LLC, a Tennessee Limited Liability Company** do hereby quitclaim and by these presents do transfer and convey all of my right, title and interest unto **YHYS, LLC, a Tennessee Limited Liability Company, as to a 75% undivided interest and Frank Gongyu Hsu, as to a 25% undivided interest, as Tenants in Common,** its successors and assigns to the following tract of land in Davidson County, Tennessee described as follows:

Land in Davidson County, Tennessee, being Lot No. 318 and the West 10 feet of Lot No. 316, on the Plan of Sunrise Heights Addition, as of record in Book 421, Page 2, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Omar G. Aguilar, married by Warranty Deed from Advisory Board Tennessee Church of the Nazarene, Inc. Successor to Radner Church of the Nazarene, Inc. which is now dissolved of record in Instrument No. 20120629-0057123 Register's Office for Davidson County, Tennessee, dated June 27, 2012 and recorded on June 29, 2012.

Being the same property conveyed to Anytime Offer, LLC by Warranty Deed from Omar G. Aguilar, married, of record in Instrument No. 20220622-0071104, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to YHYS, LLC, a Tennessee Limited Liability Company by Warranty Deed from Anytime Offer, LLC of record in Instrument No. 20220622-0071105, Register's Office for Davidson County, Tennessee.

Being also known as 417 Veritas Street, Nashville, TN 37211.

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

Witness my hand this 8 day of February, 2023

YHYS, LLC

BY: Haoquan Wu

HAOQUAN WU, MEMBER

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned notary public of the state and county aforementioned, personally appeared Haoquan Wu, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged themself to be a Member of YHYS, LLC, and that they as such Member of YHYS, LLC, executed the foregoing instrument for the purposes therein contained by signing the name of the LLC by themself as Member of YHYS, LLC.

Witness my hand and official seal this 8 day of February, 2023.

Commission expires: 4/27/2025

Notary Public

JOSEPH WHITE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.00.

Affiant

Subscribed and sworn to before me, this the 8 day of February, 2023.

Notary Public

JOSEPH WHITE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON