Karen Johnson Davidson County
Batch# 997296 DEEDQC
04/28/2023 08:45:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20230428-0031306

THIS INSTRUMENT PREPARED BY AND WHEN RECORDED RETURN TO:

Laszlo Moldovan
118 S Prize Oaks Dr
Cedar Park TX 78613
(408)761-2388

LESLIE ANNE SCOTT
Notary Public, State of Texas
Comm. Expires 04-19-2026
Notary ID 133713365

STATE OF Texas)

COUNTYOF Williamson)

The actual consideration for this transfer is $10.00.
This is a transfer to a revocable trust.

Affiant

Subscribed and sworn to before me, this 24 day of April 2023.

Notary public

My commission Expires: 04/19/2026

QUITCLAIM DEED

Address New Owner:	Send Tax Bills to:	Map-Parcel #:
The Moldovan Family Trust 118 South Prize Oaks Drive Cedar Park TX 78613	The Moldovan Family Trust 118 South Prize Oaks Drive Cedar Park TX 78613	072-14-3Z 001.00

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, Laszlo Moldovan does hereby quitclaim, transfer and convey unto Laszlo Moldovan and Iliana Sophia Moldovan, Co-Trustees of The Moldovan Family Trust, all of their right, title and interest in the real property in Davidson County, State of Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, being Unit "C" 1146C-1146D Cahal Avenue Townhomes, as established by Declaration Establishing a Horizontal Property Regime for 1146C-1146D Cahal Avenue Townhomes, of record in Instrument No. 20210527-0072012, as corrected by Scrivener's Affidavit of record in Instrument No. 20210817-0110957, Register's Office, Davidson County, Tennessee, and being shown on plan attached as Exhibit B to said Declaration, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Laszlo Moldovan, from Melanie W. Quinn, by Warranty Deed dated May 6, 2022, and recorded on May 9, 2022, as Document No. 20220509-0052911, Register's Office for Davidson County, Tennessee.

Whatever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Property Address: 1146C Cahal Avenue, Nashville Tennessee 37206

Witness my hand this 24 day of April 2023.

Laszlo Moldovan, Grantor

STATE OF Texas)
) ss.
COUNTY OF Williamson)

Personally appeared before me, Leslie Anne Scott, Notary Public, Laszlo Moldovan and Iliana Moldovan, as Grantors, 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, at office, this day, April 24, 2023.

[Seal]

LESLIE ANNE SCOTT
Notary Public, State of Texas
Comm. Expires 04-19-2026
Notary ID 133713365

Leslie Anne Scott
, Notary Public
My commission expires: 04/19/2026

Certificate of Authenticity

I, LASZLO MOLDOVAN, 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 26, 2023.

Date

Affiant Signature

April 26, 2023
Date

State of Texas

County of Williamson

Sworn to and subscribed before me this 26 day of April, 2023.

Leslie Anne Scott
Notary's Signature

My Commission Expires: 04/19/2026
Date

Notary's Seal (if on paper)

LESLIE ANNE SCOTT
Notary Public, State of Texas
Comm. Expires 04-19-2026
Notary ID 133713365

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