Prepared by/Return to: Lilly Jun P. Chen 636 Grassmere Park Ste 130B Nashville, TN 37211 Karen Johnson Davidson County Batch# 1046413 DEEDQC 09/05/2023 03:22:16 PM 2 pgs Fees: $12.00 Taxes: $0.00 20230905-0069600	STATE OF TENNESSEE COUNTY OF _____ The actual consideration or value, whichever is greater, for this transfer is $-0. _____ Affiant STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration or true value, whichever is greater for this transfer is $ -0- _____, Affiant Subscribed and sworn before me this the 5 Day of September, 2023 _____, Deputy Register

QUITCLAIM DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Number
Lee Anna Chen	**New Owner**	**148140A00100CO** **160110A10200CO**
PO BOX 10823 **1060 Hogan Dr.**	**Same**	**162120A04600CO**
Conway, AR 72034		**147070E00100CO** **147070E00200CO**

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid by the herein GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Lee Anna Chen**, herein called "GRANTOR(S)", by these presents, do hereby quitclaim and convey unto **L. A. Trust (Lee Anna Chen, Trustee of the LC Trust),** herein called "GRANTEE(S)", his/her/their successors, heirs and assigns all of his/her/their rights, title and interests in and to a certain tract or parcel of land in Davidson County, Tennessee, to-wit:

Tract One:
Land in Davidson County, Tennessee, being Unit A, on the plan of Keeley Court Condominiums, as established under Master Deed of record in Book 10533, Page 390, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Property Address Known As: 908 Keeley Court, Nashville TN 37211

Tract Two:
Land in Davidson County, Tennessee, being Lot No. 102 on the plan of Phase I, II, III and IV Hemmingwood, of record in Plat Book 6900, Pages 6 through 8, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Property Address Known As: 13 Ashington Lane, Brentwood TN 37027.

Tract Three:
Land in Davidson County, Tennessee, being Lot No. 46, Brittany Park Subdivision, Phase 1-B, a planned unit development, of record in Map Book 9700, Page 610, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Property Address Known As: 1049 Brittany Park Dr., Antioch TN 37013

Tract Four:
Land in Davidson County, Tennessee, being Unit A of the Homes at 0 Old Goins, a Horizontal Property Regime with Private Elements, established by that Declaration of Covenants, Conditions and Restrictions of record in Instrument No. 20160519-0050458, Register's Office of Davidson County, Tennessee, as depicted on that plat of same appended to said Declaration as Exhibit C thereto, to which reference is hereby made for a more particular description.

Property Address Known As: 4309 Old Goins Rd., Nashville TN 37211

Tract Five:
Land in Davidson County, Tennessee, being Unit B of the Homes at 0 Old Goins, a Horizontal Property Regime with Private Elements, established by that Declaration of Covenants, Conditions and Restrictions of record in Instrument No. 20160519-0050458, Register's Office of Davidson County, Tennessee, as depicted on that plat of same appended to said Declaration as Exhibit C thereto, to which reference is hereby made for a more particular description.

Property Address Known As: 4311 Old Goins Rd., Nashville TN 37211

BEING the same property conveyed to Lee Anna Chen by Quitclaim Deed from Junping Chen, Trustee of the L.C. Revocable Living Trust dated 8/8/22 of record in Instrument No. 20220812-0091853, Register's Office of Davidson County, Tennessee.

Subject to any and all covenants, conditions, restrictions, easements, and encumbrances of record in the Register's Office of Davidson County, Tennessee.

Preparer makes no representation as to the accuracy of the information contained herein, this instrument having been prepared without benefit of title search upon information furnished by the parties hereto.

WITNESS my/our hand(s) this 1 day of September, 2023.

LEE ANNA CHEN

STATE OF TN
COUNTY OF Williamson

Personally appeared before me, a Notary Public of said County and State, Lee Anna Chen, the within named Grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office on this 1 day of September, 2023.

My Commission Expires: My Commission Expires April 6, 2026

NOTARY PUBLIC

SHILPA BAKSHI
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY