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

BOX 10-A

This Instrument Prepared By and Returned To:
Dylan Potter, Attorney
4301 Hillsboro Road, Suite 300
Nashville, Tennessee 37215

Karen Johnson Davidson County
Batch# 1051370 DEEDQC
09/19/2023 09:29:38 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20230919-0073335

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL:
Ke Qin PO Box 121986 Nashville, TN 37212	New Owner	071 07 0N 001.00

KNOW ALL MEN BY THESE PRESENTS that for the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid, **DOT HOLDINGS, A TENNESSEE LIMITED LIABILITY COMPANY** do hereby quitclaim and by these presents do transfer and convey all of their right, title and interest unto **KE QIN, MARRIED,** his heirs and assigns to the following tract of land in Davidson County, Tennessee described as follows:

Land in Davidson County, Tennessee, Being Unit A, as shown in the Declaration of Covenants, Conditions, and Restrictions for 2007 Sultana Avenue Homes, a Horizontal Property Regime with Private Elements of record in Instrument No. 20200813-0090449, Register's Office, Davidson County, Tennessee to which Declaration reference is hereby made for a more complete description of the property.

Being the same property conveyed to DOT Holdings, LLC, a Tennessee Limited Liability Company, by Quitclaim Deed from Ke Qin, of record in Instrument No. 20211110-0150060, in the Register's Office of Davidson County, Tennessee, dated November 08, 2021 and recorded on November 10, 2021.

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

This instrument was prepared with information supplied by the Grantee. No title examination was performed to validate the accuracy of the title. Therefore, the preparer does not accept liability for this instrument.

This improved property known as 2005 Sultana Avenue, Nashville, TN 37207

Witness my hand this 14th day of September, 2023

DOT HOLDINGS, LLC

BY: _____

KE QIN, MEMBER

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Ke Qin, whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the member of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand and seal this 14th day of September, 2023.

_____
Notary Public

D. DYLAN POTTER
NOTARY PUBLIC
STATE OF TENNESSEE
COMM. EXPIRES 11-2-2025

My Commission Expires: _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.00.

_____
Affiant

Subscribed and sworn to before me, this the 14th day of September, 2023.

_____
Notary Public

D. DYLAN POTTER
NOTARY PUBLIC
STATE OF TENNESSEE
COMM. EXPIRES 11-2-2025