Davidson County
Batch# 1060493 DEEDQC
10/13/2023 01 56 08 PM 2 pgs
Fees $12 00 Taxes $0 00
20231013-0080416

BOX #14

G#4868-2

# QUITCLAIM DEED

State of Tennessee
County of Davidson

The actual consideration for this transfer is $ -0-

Affiant

Subscribed and sworn to before me, this the 12th day of October, 2023

Notary Public

My commission expires Nov. 2, 2026

(AFFIX SEAL)

KATHERINE GODSON 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 |
|---|---|---|
| **Leon Le and Lena Anh Do** | **"New Owners"** | **134 13 0 229 00** |
| **271 Largo Drive** | | |
| **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, I,

**Lena Anh Do, a married woman**

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

**Leon Le and Lena Anh Do, husband and wife**

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

**ALL that certain lot or parcel of land lying and being in Davidson County, Tennessee, being more particularly described as follows:**

**BEING Lot Number 353 on the Plan of Hillbrook Subdivision, Section 6, as shown by plat of record in Plat Book 4175, Page 7, Register's Office for Davidson County, Tennessee, to which said plat reference is hereby made for a more complete and accurate legal description thereof.**

**BEING the same property Leon Le by Special Warranty Deed from The Bank of New York Mellon Trust Company, National Association fka The Bank of New York Trust Company, N.A., as successor to JP Morgan Chase Bank N.A. as Trustee, of record in Instrument No. 20110712-0053159, Register's Office for Davidson County, Tennessee. Said property was further conveyed to Lena Anh Do by Quitclaim Deed dated January 26, 2023, from Leon Le, of record in Instrument No. 20230208-0009198, said Register's Office.**

**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: **271 Largo Drive, Nashville, TN 37211**.

Witness my/our hand(s) this **12th** day of **October, 2023.**

**Lena Anh Do**

**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 **Lena Anh Do,** the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this **12th** day of **October, 2023.**

Katherine Goodson
**Notary Public**

KATHERINE GOODSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN

**My Commission Expires:** Nov. 2, 2026