Karen Johnson Davidson County
Batch# 1062590 DEEDQC
10/19/2023 08 20 40 AM 2 pgs
Fees $12.00 Taxes $0.00
20231019-0081868

THIS INSTRUMENT PREPARED BY AND WHEN RECORDED RETURN TO:

MUSIC CITY ESTATE LAW
1650 MURFREESBORO ROAD
SUITE 130
FRANKLIN, TN 37067
(615) 628-7775

MADELYN STAMPLEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

STATE OF TENN

COUNTY OF 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 16th day of October 2023.

Notary public

My commission Expires: 10/26/2026

QUITCLAIM DEED

Address New Owner:	Send Tax Bills to:	Map-Parcel #:
Xiaomin Fu and Yan Su Living Trust 1224 Banbury Row Brentwood, TN 37027	Xiaomin Fu and Yan Su Living Trust 1224 Banbury Row Brentwood, TN 37027	172-9A-177 CO

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, Yan Su and Xiaomin Fu, do hereby quitclaim, transfer and convey unto Xiaomin Fu and Yan Su, as Trustees of the Xiaomin Fu and Yan Su Living Trust dated October 16, 2023, 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 Lot No. 173 on the Plan of Banbury Crossing, Section 5A, of record in Instrument No. 20020830-010537, Register's Office for Davidson County. Tennessee, to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Yan Su and Xiaomin Fu, from Deutsche Bank National Trust Company, as Trustee, by Special Warranty Deed dated September 24, 2008, and recorded on October 7, 2008, as Document No. 20081007-0101661, 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: 1224 Banbury Row, Brentwood, Tennessee 37027

Witness my hand this 16th day of October 2023.

Yan Su, Grantor

Xiaomin Fu, Grantor

STATE OF TENNESSEE)
) ss.
COUNTY OF WILLIAMSON)

Personally appeared before me, Madelyn Stampley, Notary Public, Yan Su and Xiaomin Fu, 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, October 16, 2023.

[Seal]

MADELYN STAMPLEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

Madelyn Stampley, Notary Public
My commission expires: October 26, 2026