Karen Johnson Davidson County
Batch# 1074315 DEEDQC
11/21/2023 02:30:37 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20231121-0090714

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

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL:
Trang Le & Le Quynh Nguyen 7509 Oakledge Drive Brentwood, TN 37027	New Owner	181 10 0A 313.00

KNOW ALL MEN BY THESE PRESENTS that for the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid WE, **TRANG LE AKA TRANG NGUYEN PHUONG LE AND DUNG NGUYEN** do hereby quitclaim and by these presents do transfer and convey all of their right, title and interest unto **TRANG LE & LE QUYNH NGUYEN, AS TENANTS IN COMMON WITH RIGHT OF SURVIVORSHIP** their heirs and assigns to the following tract of land in Davidson County, Tennessee described as follows:

Land in Davidson County, Tennessee, being Lot No. 1040 on the Plan of Autumn Oaks Subdivision, Phase 10B of record in Instrument No. 20140331-0026145, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed from Regina Tyree and Jorge Celedonio, wife and husband by Warranty Deed to Trang Le AKA Trang Nguyen Phuong Le and Dung Nguyen, as tenants in common with rights of survivorship of record in Instrument No. 20190430-0039966 in the Register's Office for Davidson County, Tennessee.

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 7509 Oakledge Drive Brentwood, TN 37027

Witness my hand this 19th day of NOV, 2023

TRANG LE AKA TRANG NGUYEN PHUONG LE

DUNG NGUYEN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned notary public of Davidson County, Tennessee, personally appeared **TRANG LE AKA TRANG NGUYEN PHUONG LE and DUNG NGUYEN**, the within named bargainor who executed the foregoing instrument for the purpose therein contained.

Witness my hand and seal this 19th day of NOV, 2023.

RICHARD H DO
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Notary Public

My Commission Expires: 07-06-2026

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.00.

Affiant

Subscribed and sworn to before me, this the 19th day of NOV, 2023.

Notary Public

RICHARD H DO
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY