This Instrument Prepared By:

Name: GEMIN NI
Address: 4115 FLORA PL
SAINT LOUIS MO 63110

After Recording Return To:

Name: GEMIN NI
Address: 4115 FLORA PL
SAINT LOUIS MO 63110

Karen Johnson Davidson County
Batch # 1179629 DEEDQC
09/10/2024 01:29:40 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20240910-0069766

Space above this line for recorder's use only

TENNESSEE QUIT CLAIM DEED

STATE OF TENNESSEE
DAVIDSON COUNTY

KNOW ALL MEN BY THESE PRESENTS, that GEMIN NI and XIAOCHUAN XU (Grantor(s) name), on 9/9/2024 for and in consideration of the sum ZERO ($ 0.00) does hereby bargain, sell, release, remise, quitclaim and convey unto LONGWAYS LLC. (Grantee(s) name) all rights, title, and interest in and to the following described real estate, situated in DAVIDSON County, Tennessee, to-wit:

Being Lot No. 284 on the Plan of Kenilworth Estate Section 5 of record in Book 3842 Page 261 Register's Office for Davidson County, TN. (See Attaching Warranty Deed) TAX INF.# 134 13023600 ; DEEDNARR#/20081107-0110862

[WRITE LEGAL DESCRIPTION HERE OR ATTACH AND INSERT]

A Preceding Instrument Has Been Recorded: ☐ Yes ☒ No
Instrument Type: _____
Office Where Recorded: _____
Book and Page Number: _____

IN TESTIMONY WHEREOF I/we have hereunto set my/our hand(s) this _____.

Grantor's Signature
GEMIN NI
Grantor's Name
4115 FLORA PL
Street Address
SAINT LOUIS MO 63110
City, State & ZIP

Grantor's Signature
XIAOCHUAN XU
Grantor's Name
4115 FLORA PL
Street Address
SAINT LOUIS MO 63110
City, State & ZIP

eSign

PICK-UP
T.A.I.

In Witness Whereof,

Witness's Signature

Shang Wang
Witness's Name

6529 Banbury Xing
Street Address

Brentwood, TN 37027
City, State & ZIP

Witness's Signature

Witness's Name

Street Address

City, State & ZIP

STATE OF TN)
COUNTY OF Davidson)

Before me, the undersigned Notary Public in and for the County and State aforesaid, personally appeared _____ with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged to be person(s) within named and that they executed the foregoing instrument for the purpose contained therein.

Witness my hand and seal this 9/9/24 (mm/dd/yyyy)

Notary Public

My Commission Expires _____

WEI JOHN WANG
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 03/08/2028
DAVIDSON COUNTY

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $_____.

Affiant/Grantee's Signature

Affiant/Grantee's Name

STATE OF _____)
COUNTY OF _____)

Subscribed and sworn to before me this ____ day of _____, 20___.

Notary Public

My Commission Expires: _____

The following information is not a part of this Deed:

Property Address: 265 EISENHOWER DR.
NASHVILLE, TN 37211

Owner's Name: GEMINNI, XIAOCHUAN XU

Owner's Address: 4115 FLORA PL.
SAINT LOUIS, MO 63110

Parcel Number: 134 13 0 236.00

Mail Tax Bills to: GEMINNI
4115 FLORA PL.
SAINT LOUIS, MO 63110

KAREN JOHNSON
REGISTER OF DEEDS

www.nashville.gov/rod

PO Box 196398
Nashville, TN 37219-6398
(615) 862-6790 phone
(615) 880-2039 fax

The following oath of consideration is required on all deeds transferring property:

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or true value, whichever is greater for this transfer is $ 0.00 .

Affiant

Subscribed and sworn before me, this 9th day of Sept., 2024.

Notary

WEI JOHN WANG
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 03/08/2028
DAVIDSON COUNTY