QUITCLAIM DEED

Note: This instrument is prepared based upon information provided by the parties. No title search was performed in preparation of this Quitclaim Deed. The preparer makes no representation as to the status of title.

STATE OF TENNESSEE, COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $399,100.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 14th DAY OF AUGUST, 2024.

NOTARY PUBLIC

My Commission Expires: 03-08-2028

MATTHEW S. HORNBEAK STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 3-8-2028

Karen Johnson Davidson County
Batch # 1180885 DEEDQC
09/12/2024 11:09:40 AM 3 pgs
Fees: $18.00 Taxes: $1,476.67

20240912-0070402

THIS INSTRUMENT WAS PREPARED BY:
J. Walker Lewis
ORTALE KELLEY
330 Commerce Street, Suite 110
Nashville, TN 37201

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP – PARCEL #
Zhi Chen 101 Holt Hills Road Nashville, TN 37211	SAME ADDRESS AS NEW OWNER	119-13-0-084 CO

FOR A CONSIDERATION, the receipt and sufficiency of which is hereby acknowledged, W. F. Realty, LLC **("Grantor")**, by these presents, quitclaims, grants and conveys unto Zhi Chen **("Grantee")**, her heirs and assigns, any and all its right, title and interest in and to the following tract of land in Davidson County, State of Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No 8, on the Map of H. G. McNabb Subdivision, of record in Book 1130, Page 64, Register's Office for Davidson County, Tennessee.

Said Lot No. 8 fronts 64 feet on the easterly side of Louise Drive and runs back between lines 183.43 feet on the northerly line and 178.32 feet on the southerly line to a dead line on which it measures 64 feet.

Being the same property conveyed to Roy Edward Adkisson and wife, Barbara C. Adkisson, by Deed of record in Book 3569, Page 319, Register's Office for Davidson County, Tennessee. The said Roy Edward Adkisson died June 13, 2007, leaving his wife, Barbara C. Adkisson as sole owner of said property.

Further, being the same property conveyed to W. F. Realty, LLC by Deed from Barbara C. Adkisson, an unmarried woman, of record as Instrument No. 20121120-0106923 in the Register's Office of Davidson County, Tennessee.

FOR INFORMATION PURPOSES ONLY
Property Address: 2922 Louise Drive, Nashville, TN 37211

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the Grantor has executed this instrument or has cause same to be executed on this the 14 day of August, 2024.

W.F. REALTY, LLC

By: _____

Name: XIN ZHENG

Its: OWNER

STATE OF Tennessee]
COUNTY OF Davidson]

Personally appeared before me, the undersigned, a notary public for the state and county aforesaid, Xin Cheng, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the OWNER of W.R. Realty, LLC, the within named bargainor, and that he as such Owner executed the foregoing instrument for the purposes therein contained, by signing the name of the company in his capacity as Owner.

Witness my hand, at office, on August 14th, 2024.

Matthew D. Hornbeak
NOTARY PUBLIC

My Commission Expires: 03-14-2028

MATTHEW S. HORNBEAK
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-3-2028