Karen Johnson
Batch # 1197657
10/24/2024 12:42:29 PM
Fees: $17.00 Taxes: $0.00
Davidson County
DEEDQC
3 pgs
20241024-0082747

PREPARED BY AND RECORDING REQUESTED BY
Yanfeng Li and Yan Gong
2911 23rd Avenue South
Nashville, Tennessee 37215
6154956703

AND WHEN RECORDED, MAIL DOCUMENT AND TAX STATEMENT TO:
Yanfeng Li and Yan Gong
2911 23rd Avenue South
Nashville, Tennessee 37215
6154956703

Quitclaim Deed

GRANTORS:

Yanfeng Li and Yan Gong, a married couple, whose address is 2911 23rd Avenue South, Nashville, Tennessee 37215.

GRANTEES:

Yanfeng Li and Yan Gong as Trustees of LG Family Trust dated 2024-10-19, whose address is 2911 23rd Avenue South, Nashville, Tennessee 37215.

QUITCLAIM

This quitclaim deed is made between Yanfeng Li and Yan Gong, a married couple, (Grantors) and Yanfeng Li and Yan Gong as Trustees of LG Family Trust dated 2024-10-19 (Grantees). For consideration of ten dollars ($10) paid and received, the receipt and sufficiency of which is hereby acknowledged, the Grantors remise, release, and forever convey and quitclaim to Grantees all of the Grantors' right, title, interest, and claim in or to that real property described below located in County of Davidson, Tennessee.

~~To have and to hold, all and singular the described property, together with the tenements, hereditaments, and appurtenances belonging to the property, or in any way appertaining, and the rents, issues, and profits of the property to Grantees and Grantees' assigns forever.~~ YL

PROPERTY DESCRIPTION

Street address of the property: 2812A Westwood Avenue, Nashville, Tennessee 37212

Legal description of the property: See Exhibit A, attached.

MAP PARCEL NO: 104-14-309

SIGNATURE OF GRANTORS MAKING THIS DEED

Signature: _____ Date: 10/22/2024
Yanfeng Li, Grantor

Signature: _____ Date: 10/22/2024
Yan Gong, Grantor

NOTARY ACKNOWLEDGMENT

State of Tennessee
County of Davidson

Personally appeared before me, Ronni Slayton (name of officer), Notary Public (official capacity of officer), Yanfeng Li and Yan Gong (names of grantors), with whom I am personally acquainted, and who acknowledged that such persons executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 22nd day of October, 2024.

Signature of Notarial Officer: _____

Title of Office: Notary Public

My commission expires: 03/03/2026

[stamp]

RONNI SLAYTON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-3-2026

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 0
_____, **Affiant**
Subscribed and sworn before me this the
24 **Day of** October, 2024.
J. Rivera, **Deputy Register**

EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 1-B on the Plan of Zone Lot Division of Lot 1 and 2, James R. Knight Subdivision of record in Plat Book 6050, Page 162, as amended in Book 6250, Page 758, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Prudential Relocation , Inc. , by deed from Bobby Lepper and Mary Kay Lepper, husband and wife, of record in Instrument No. 20080514-0049377, Register's Office for Davidson County, Tennessee.

Source of Title
20080514 0049378