Karen Johnson Davidson County
Batch# 1230881 DEEDQC
01/28/2025 08:39:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20250128-0006232

AFTER RECORDING, RETURN TO:
Leaders Law Firm
6075 Barfield Rd,
Sandy Springs, GA 30328

QUITCLAIM DEED	State of Tennessee County of Davidson The Actual Consideration or Value, whichever is Greater, for This Transfer is $0.00. Affiant Subscribed and sworn to before me, this this 23rd day of January, 2025 Notary Public My commission expires: 10/04/2027
[Notary Seal]	

CRISTHIAN BELTRAN DAVILA
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 10-04-2027

This Instrument prepared by: Leaders Law Firm 6075 Barfield Rd, Sandy Springs, GA 30328		
Address New owner: Ke Liu, Trustee of the Liu Heritage Trust dated January 10, 2025 2025 Woodmont Blvd, Apt 233, Nashville, TN 37215	Sent Tax Bills to: Ke Liu, Trustee of the Liu Heritage Trust dated January 10, 2025 513 Drake Ave. Nashville TN 37211	Map-Parcel Numbers: 117-11-0J-233.00

QUITCLAIM DEED

FOR AND INCONSIDERATION of the sum of TEN and NO/100 ($10.00) DOLLARS, cash in hand paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged; the undersigned, Connie Du, hereinafter called the Grantor(s), has quitclaimed and sold and by these presents do hereby quitclaim Eighty Percent (80%) of my right, title and interest unto Ke Liu, Trustee of the Liu Heritage Trust dated January 10, 2025, hereinafter called the Grantee(s), their heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit #233, together with the appurtenant interest in the common elements of The Hillmont Condominiums, a horizontal property regime established by Master Deed of record in Instrument #20040209-0015685, re-recorded in Instrument #20040212-0017074; amended in Instrument #20050404-0036415 and Instrument #20050512-0053861, Register's Office for said County, said unit being depicted on the Condominium Site Plan attached as Exhibit "C" to the aforementioned Master Deed, to which reference is hereby made for a more complete description.

Being the same property conveyed to Fu D and wife, Ke Liu, and Connie Du, unmarried, from Leslie Haney, nka Leslie Horn, married, by Warranty Deed dated March 18, 2016 and recorded March 24, 2016 in Instrument #20160324-0028142, Register's Office of Davidson County, Tennessee.

The address of the herein described property is believed to be 2025 Woodmont Blvd Apt 233, Nashville, TN 37215, and is shown on all tax records as same, but such addresses are not part of the legal description of the property herein and in the event of any discrepancy, the legal description herein shall control.

WITNESSETH the hands and seals of the Grantors.

GRANTOR:

WITNESSES:

Connie Du

State of TENNESSEE
County of Davidson

I HEREBY CERTIFY that on this 23 day of January, 2025, before me, a notary public of the State of ~~Maryland~~ Tennessee, personally appeared Connie Du, the Grantors in the foregoing deed, and they are personally known to me (or satisfactorily proven) to be the person who signed the foregoing deed and they acknowledged it to be their free acts and deeds and that they delivered the same as such.

[Notary Seal]

Signature:
Notary Public
Name: Cristhian Beltran Davila
My Commission expires 10/04/2027

CRISTHIAN BELTRAN DAVILA
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 10-04-2027

Certificate of Authenticity

I, Eve Gu, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on 1/23/2025.

Date



Affiant Signature

1/27/2025

Date

State of Georgia

County of Fulton

Sworn to and subscribed before me this 27 day of January, 20 25.



Notary's Signature

My Commission Expires: 3/7/27

Date

Notary's Seal (if on paper)

