This instrument prepared by:
Tennessee Nations Title Agency, Inc.
402 BNA Drive,
Building 100, Suite 205
Nashville, Tennessee 37217
615-360-2703
tn-closing@nationstitle.com

Karen Johnson Davidson County
Batch# 1306366 DEEDQC
08/06/2025 10:31:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20250806-0062399

State of TN
County of DAVIDSON

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

Affiant Signature

Subscribed and sworn to before me on this the 31 day of July, 2025

Notary Public

My Commission expires 1/25/26

ED HUNSBERGER
TENNESSEE
NOTARY
PUBLIC
COUNTY OF RUTHERFORD

NAME AND ADDRESS OF PROPERTY OWNER:
Thang Sian Nem & Kam Lam Ging
5449 Reagan Run,
Antioch, TN 37013

SEND TAX BILLS TO:
Thang Sian Nem & Kam Lam Ging
5449 Reagan Run,
Antioch, TN 37013

MAP AND PARCEL NUMBER: 162160D02500CO

QUITCLAIM DEED
25NT00920

For and in Consideration of the sum of $1.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged I,

Thang Sian Nem, a single woman

By these presents do remise, release and **QUITCLAIM** unto

Thang Sian Nem & Kam Lam Ging, wife and husband

Hereinafter called the GRANTEES, their heirs and assigns, all of my interest in a certain tract or parcel of land in **DAVIDSON COUNTY,** Tennessee, described as follows, to wit: **Land in Davidson County, Tennessee being Lot No. 32 on the Plan of Section Two, Honey Brook Subdivision, a residential Planned Unit Development, of record in Book 7900, Page 297, said Registers Office to which reference is hereby made for a more complete and accurate description.**

Being the same property conveyed to Thang Sian Nem, a single woman from Brent Hendrich and wife, Christine Hendrich, by Warranty Deed dated 05/22/2025 and recorded 06/13/2025 in Instrument No. 20250613-0046400, Register's Office of said County.

Being the same property conveyed to Brent Hendrich and wife, Christine Hendrich from Brent Hendrich and Lisa Hendrich, joint tenants with right of survivorship and not as tenants in common, by Quitclaim Deed dated 01/21/2015 and recorded 02/02/2015 in Instrument No. 20150202-0009442, Register's Office of said County.

Being the same property conveyed to Brent Hendrich and Lisa Hendrich, as right of survivorship and not as tenants in common by Warranty Deed from Robert Schoenberger, unmarried, dated 07/22/2008 and recorded on July 25, 2008 of record in Instrument No. 20080725-0076342, in the Registers Office for Davidson County, Tennessee.

This is an improved property commonly known as: 5449 Reagan Run, Antioch, TN 37013

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

Witness our hands this 21 day of July, 2025.

Thang Nem

Thang Sian Nem

State of TENNESSEE }
County of DAVIDSON }

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Thang Sian Nem,** the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 21 day of July, 2025.

Notary Public

My Commission expires: 1/25/26.

ED HUNSBERGER TENNESSEE NOTARY PUBLIC COUNTY OF RUTHERFORD

Kam

Kam Lam Ging

State of TENNESSEE }
County of DAVIDSON }

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Kam Lam Ging,** the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 21 day of July, 2025.

Notary Public

My Commission expires: 1/25/26

ED HUNSBERGER TENNESSEE NOTARY PUBLIC COUNTY OF RUTHERFORD

Tennessee Certification of Electronic Document

I, Shawn Stevens 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 7/24/25 (date of document).

Affiant Signature

8/6/25
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 6TH of AUGUST, 25.

(SEAL)

ED HUNSBERGER
TENNESSEE
NOTARY
PUBLIC
COUNTY OF RUTHERFORD

Notary's Signature
My Commission Expires: 1/25/26