Karen Johnson Davidson County
Batch# 1391478 DEEDQC
03/11/2026 11:12:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20260311-0019371

This Instrument Prepared By:

Linville Estate Law
830 Crescent Centre Dr., Suite
320 Franklin, TN 37067

After Recording Return To The Above.

The actual consideration for this transfer is $0.

Affiant

HALEY DROST
STATE
TENNESSEE
NOTARY
PUBLIC
MAURY COUNTY
My Commission Expires 08-20-2028

Sworn to and subscribed before me this 11th day of March, 2026.

Notary Public
My Commission Expires: 9/20/2028

This transfer is exempt from real estate transfer tax pursuant to T.C.A. §67-4-409(a)(D).

QUITCLAIM DEED

THIS INDENTURE, made this 11th day of March, 2026, among:

KWAN M. LO AND WIFE, SOK FONG CHONG,

of Davidson County, Tennessee, their trustees, executors, heirs, successors and/or assigns (the "**Grantor**")

AND

KWAN LO AND SUSIE CHONG FAMILY TRUST DATED MARCH 11, 2026,

of Davidson County, Tennessee, their trustees, executors, heirs, successors and/or assigns (the **"Grantee"**).

WITNESSETH:

THAT the Grantor, for and in consideration of $10.00 Dollars and other good and valuable consideration, paid in hand, the receipt and sufficiency of which is hereby acknowledged, does hereby bargain, sell, release, remise, quit claim, and convey unto Grantee all my right, title, and interest in and to the following described real property, hereinafter referred to as the "Premises".

BEING Lot No. 34 on the Plan of Paragon Hills, of record in Book 3300, page 100, Register's Office for Davidson County, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Kwan M. Lo and wife, Sok Fong Chong by Warranty Deed from James F. Love and wife, Faye D. Love dated September 22, 1987, and recorded September 28, 1987, in Book 7364, pages 425-427, in the Register's Office for Davidson County, Tennessee.

This improved property is situated at 3840 Sam Boney Drive, Nashville, TN 37211.

THIS DEED has been prepared solely upon information furnished by **Kwan M. Lo and Sok Fong Chong.** There has been no examination of the title by the preparer who assumes no responsibility for the accuracy of the information shown herein.

THE SOURCE of the above description is derived from the previous deed of record, no boundary survey having been made at the time of this conveyance.

WHENEVER in this instrument a pronoun is used it shall be construed to represent either singular or plural, as the case may demand.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the Premises.

IN WITNESS WHEREOF the undersigned have executed this instrument on the date first above written.

KWAN M. LO

State of Tennessee
County of Maury

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State aforesaid, **Kwan M. Lo**, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 11th day of March, 2026.

Haley Drost, Notary Public
My Commission Expires: 09/20/2028

HALEY DROST
STATE OF TENNESSEE NOTARY PUBLIC
MAURY COUNTY
My Commission Expires 09-20-2028

SOK FONG CHONG

State of Tennessee
County of Maury

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State aforesaid, **Sok Fong Chong**, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 11th day of March, 2026.

Haley Drost, Notary Public
My Commission Expires: 09/20/2028

HALEY DROST
STATE OF TENNESSEE NOTARY PUBLIC
MAURY COUNTY
My Commission Expires 09-20-2028

Owner Name & Property Address:

Kwan Lo and Susie Chong Family Trust dated March 11, 2026
3840 Sam Boney Drive
Nashville, TN 37211

Responsible Party For Taxes:

Kwan Lo and Susie Chong Family Trust dated March 11, 2026
3840 Sam Boney Drive
Nashville, TN 37211

Tax Map and Parcel: 133 11 0 038.00

Certificate of Authenticity

I, Trent Linville, 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 3/11/26.

Date

T Linville

Affiant Signature

3/11/26

Date

State of Tennessee

County of Maury

Sworn to and subscribed before me this 11th day of March, 2026.

Notary's Signature

My Commission Expires: 04-22-26

Date

Notary's Seal (if on paper)

KATHERINE LYNN VAUGHN
STATE OF TENNESSEE NOTARY PUBLIC
MAURY COUNTY