Name and Address of New Owner:
Thang Thawn Kap
279 Cathy Jo Drive
Nashville, TN 37211

This Instrument Prepared By:
J.D. Kious, Attorney
Structure Title Group, LLC
1000 Hollingshead Circle,
Murfreesboro, TN 37129

Send Tax Statements To:
SWBC Mortgage Corporation
9311 San Pedrow Ave. Suite 100
San Antonio, TX 78216

Map & Parcel(s):
133-12-0-142.00

QUITCLAIM DEED

For and in consideration of the sum of ten dollars ($10.00), cash in hand paid by the hereinafter named GRANTEE, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Thang Thawn Kap, a married man**, hereinafter called the GRANTOR, does convey and quitclaim their interest in the herein described property unto **Thang Thawn Kap, a married man, and Khup Za Kap, an unmarried man,** hereinafter called the GRANTEE, their heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

> Land in Davidson County, Tennessee, being Lot No. 93 on the Plan of Valley View Meadows, Section 3, as shown on the Plat Book 3700, Page 93, 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 Thang Thawn Kap by Deed from Charles E. Hunter dated March 30, 2026 and recorded April 27, 2026 in Instrument No. 20260427-0036610 in Register's Office of Davidson County, Tennessee.

This is improved property known as: 279 Cathy Jo Dr, Nashville, TN 37211

Karen Johnson Davidson County
Batch# 1417381 DEEDQC
05/07/2026 10:57:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20260507-0041217

[Signature page to follow]

WITNESS my hand this 6th day of May, 2026.

Thang Thawn Kap

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

On this 6th day of May, 2026, before me personally appeared Thang Thawn Kap, to me known to be the person described in and who executed the foregoing instrument, and acknowledged that such person executed the same as such person's free act and deed.

Witness my hand, at office, this 6th day of May, 2026.

Joely P. Sain
Notary Signature
My commission expires: 03.17.2030

JOELY P SAIN
STATE OF TENNESSEE NOTARY PUBLIC
COFFEE COUNTY
My Commission Expires 03-17-2030

AFFIDAVIT

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is 0.00.

Jameka Braden
Affiant Signature

Subscribed and sworn to before me, this the 6th day of May, 2026.

Joely P. Sain
Notary Public
My Commission Expires: 03.17.2030

JOELY P SAIN
STATE OF TENNESSEE NOTARY PUBLIC
COFFEE COUNTY
My Commission Expires 03-17-2030

Certificate of Authenticity

I, Ashley Adams, 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 **5/6/26**.

Date

Affiant Signature

5/7/26

Date

State of Tennessee

County of Rutherford

Sworn to and subscribed before me this **7th** day of **May**, 2026.

Jameka Braden

Notary's Signature

My Commission Expires: 10/17/2029

Date

Notary's Seal (if on paper)

