Karen Johnson Davidson County
Batch# 1421536 DEEDQC
05/18/2026 08:22:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20260518-0044053

This instrument was prepared by:
Clarksville Title and Escrow, LLC
Larry A. Rocconi, Jr., Attorney
1725-C Wilma Rudolph Blvd
Clarksville, Tennessee 37040
(931) 266-0236

KRISTINE HUANG,
now known as KRISTINE ADAMS

TO: QUITCLAIM DEED

THOMAS HUANG, ET AL

KRISTINE HUANG, NOW KNOWN AS KRISTINE ADAMS as **Grantor** and in this deed called the **"Grantor"**, this day transfers by quit-claim unto **THOMAS HUANG and SAMUEL K. HUANG, as equal tenants in common with rights of survivorship**, **Grantees** and in this deed called the **"Grantees"**, all of **Grantor's** right, title and interest in and to the following described real estate situated in Davidson County, Tennessee, to-wit:

> Being Lot No. 87, on the Plan of Timberwood Estates, Section One, of record in Plat Book 6250, Page 441, in the Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate legal description of said property.
>
> This conveyance is subject to (1) building setback lines, utility and drainage easements and all other matters as shown on the aforementioned plat of record (2) utility, sewer, drainage and other easements of record, (3) building restrictions, and (4) other matters of public record.
>
> This being the same real estate conveyed to Thomas Huang and Kristine Huang by Deed of record in Instrument No. 20230105-0001021, in the Register's Office for Davidson County, Tennessee. The map, group and parcel number assigned to the above described real estate by the Assessor of Property for Davidson County, Tennessee is 050 11 0 114.00. The legal description used herein is taken from said deed.

THIS DOCUMENT WAS PREPARED WITHOUT A TITLE EXAMINATION AND THE PROPERTY LEGAL DESCRIPTION HEREIN WAS FURNISHED BY THE PARTIES HERETO. THE DRAFTER OF THIS INSTRUMENT IS NOT THE PERSON RESPONSIBLE FOR CLOSING THE TRANSACTION AND WILL NOT BE CONSTRUED AS A PERSON REQUIRED TO REPORT THIS TRANSACTION UNDER APPLICABLE LAW.

IN WITNESS WHEREOF, **Grantor** has affixed **Grantor's** signature on this the 15th day of May, 2026.

GRANTOR:

Kristine Adams

KRISTINE HUANG, now known as KRISTINE ADAMS

STATE OF TENNESSEE
COUNTY OF MONTGOMERY

Personally appeared before me, the undersigned Notary Public in and for the State and County aforesaid, **KRISTINE HUANG, now known as KRISTINE ADAMS**, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged the execution of the within instrument for the purpose therein contained on this 15th day of May, 2026.

BHuhnke

NOTARY PUBLIC **SEAL**

Commission Expires: 09/15/2029

Notarized remotely using audio-video communication technology via Proof.

BOBBI HUHNKE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF MONTGOMERY
Online Notary Public
My Commission Expires
September 15, 2029

Name & Address of Property Owner:

Thomas Huang, Et Al
3321 Eaglewood Lane
Nashville, TN 37207

Name & Address of Person Responsible for Payment of Taxes (if different)

STATE OF TENNESSEE, MONTGOMERY COUNTY

The undersigned, Grantee, or agent of the Grantee, or Trustee acting for the Grantee, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, which ever is greater is $0.00, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

AFFIANT Kristine Adams

Subscribed and sworn to before me this 15th day of May, 2026.

BHuhnke

NOTARY PUBLIC

BOBBI HUHNKE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF MONTGOMERY
Online Notary Public
My Commission Expires
September 15, 2029

My Commission Expires: 09/15/2029

Notarized remotely using audio-video communication technology via Proof.

Tennessee Certification of Electronic Document

I, Bobbi Huhnke, 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 May 15, 2026 (date of document).

Affiant Signature

5/15/2026
Date

State of Tennessee

County of Montgomery

Sworn to and subscribed before me this 15th day of May, 2026.

Notary's Signature

MY COMMISSION EXPIRES: 9/15/2029

KRISTIE REGULI
STATE OF TENNESSEE NOTARY PUBLIC
MONTGOMERY COUNTY