Karen Johnson Davidson County
Batch# 1433700 DEEDQC
06/16/2026 11:17:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20260616-0054386

Prepared By:
Security Title & Escrow Company
1500 Hatcher Ln.
Columbia, TN 38401

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, this indenture entered into between Peter Huh and Amy Huh, Trustees of The Peter and Amy Huh Living Trust dated January 29,2021, FIRST PARTY, which expression shall include heirs, assigns and personal representatives, and Peter Huh and wife, Amy Huh, SECOND PARTY, which expression shall include heirs, assigns, and Personal Representatives. FIRST PARTY hereby quitclaims all right, title & interest to SECOND PARTY the below described property.

W I T N E S S E T H:

For the consideration of the sum of TEN DOLLARS ($10.00), and other good and valuable considerations, the receipt of all of which is hereby acknowledged, FIRST PARTY conveys and quitclaims unto SECOND PARTY the following described property:

Land in Davidson County, Tennessee, being Lot No. 18 on the Plan of T.J. Harding's Subdivision of Lot No. 6, Elizabeth Harding Lytle Tract of record in Book 161, Page 11, Register's Office of Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Peter Huh and Amy Huh, Trustees of The Peter and Amy Huh Living Trust dated January 29, 2021 by Quitclaim Deed dated February 18, 2022 of record in Instrument No. 20220310-0027466, Register's Office of Davidson County, Tennessee.

Parcel ID: 092-07-0-237.00

Property Address: 742 22nd Avenue North, Nashville, TN 37201

THIS DEED HAS BEEN PREPARED BASED ON INFORMATION PROVIDED BY THE PARTIES HEREIN. NO TITLE EXAMINATION HAS BEEN PERFORMED ON THE SUBJECT PROPERTY. NO NEW SURVEY WAS PERFORMED.

IN WITNESS WHEREOF, this conveyance has been executed on the 28 day of June, 2026.

Peter Huh, Trustee

Amy Huh, Trustee

CALIFORNIA ACKNOWLEDGMENT **CIVIL CODE § 1189**

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of Los Angeles }

On 05.28.2024 before me, Dolores Alvarez, Notary Public
Date *Here Insert Name and Title of the Officer*

personally appeared Peter Huh and Amy Huh
Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

DOLORES ALVAREZ
Notary Public - California
Los Angeles County
Commission # 2486214
My Comm. Expires May 2, 2028

Place Notary Seal and/or Stamp Above

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature Dolores Alvarez
Signature of Notary Public

OPTIONAL

Completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document
Title or Type of Document: Quitclaim Deed
Document Date: 5/28/2024 Number of Pages: 1
Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____	Signer's Name: _____
☐ Corporate Officer – Title(s): _____	☐ Corporate Officer – Title(s): _____
☐ Partner – ☐ Limited ☐ General	☐ Partner – ☐ Limited ☐ General
☐ Individual ☐ Attorney in Fact	☐ Individual ☐ Attorney in Fact
☐ Trustee ☐ Guardian or Conservator	☐ Trustee ☐ Guardian or Conservator
☐ Other: _____	☐ Other: _____
Signer is Representing: _____	Signer is Representing: _____

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STATE OF TN
COUNTY OF Maury

I hereby affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is $ -0-.

AFFIANT

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

NOTARY PUBLIC

My commission expires:

KIM SWANNER
STATE OF TENNESSEE NOTARY PUBLIC
MAURY COUNTY
My Commission Expires 01-23-2030

NEW PROPERTY OWNER:
Peter Huh & Amy Huh
18217 Grevillea Ave.
Redondo Beach, CA
90278

PERSON RESPONSIBLE FOR TAXES:
SAME

I, Kim Swanner, 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 5/28/26.

Affiant Signature

5/28/26
Date

State of Tennessee

County of Maury

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

Notary Signature

Commission Expires:

MELISSIA DUGGER
STATE OF TENNESSEE NOTARY PUBLIC
MAURY COUNTY
My Commission Expires 01-23-2030