Davidson County DEEDQC
Recvd: 01/14/04 14:13 2pgs
Fees:12.00 Taxes:0.00
20040114-0005953

Quitclaim Deed

Address of New Owner(s):	**Send Tax Bills To:**	**Map-Parcel:**
Nosrat E. Soltani	New Owner At Same Address	104-4-100
6690 Clearbrook Drive		10W-06420
Nashville, TN 37205		

FOR AND IN CONSIDERATION OF **the purposes contained herein and the sum of one dollar {$1.00)**--------- cash in hand paid and/or other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, and for the express purpose of creating a land trust estate in the hereinafter described property,

> **Marbut Glenn Gaston, Jr., Trustee**, as Trustee with full powers to mortgage, sell, encumber, restrict, and/or convey in any manner whatsoever he deems without the requirement of the joinder of any Trustor and/or Beneficiary of said Trust

the Grantor, by these presents do hereby quitclaim and convey all our right, title and interest unto

> **Nosrat E. Soltani**

the Grantee, grantee's successors and/or assigns, the following described tract or parcel of land located in Davidson County, Tennessee, and described as follows:

> Land in Davidson County, Tennessee, and being **Lot No. 5** on the plan of W. R. Brown's Subdivision of the West Part of Lot No. 17 of O. B. Hayes Plan of Large Lots as of record at **Plat Book 332, page 33**, in the Register's Office for said County.
>
> Said Lot No. 5 fronts 50-feet on the easterly margin of Lamar Street {now known as 18th Avenue South} and extends back between parallel lines 150-feet to an alley in the rear.
>
> Being all the same property conveyed to the grantor herein by deed as of record at Instrument Number 20031124-0170578, in the Register's Office for said County, and the above description is the same as appears therein.

This is **improved** property known as: 1104 18th Avenue South, Nashville, TN 37212

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

IN WITNESS WHEREOF we have hereunto set out hands this 14th day of January, 2004.

Marbut Glenn Gaston, Jr., Trustee, acting in my capacity as Trustee, but not further or otherwise

MarbutGaston:2PartyQCD

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named

Marbut Glenn Gaston, Jr., acting in the capacity as Marbut Glenn Gaston, Jr., Trustee

the bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed this Quitclaim Deed for the purposes therein contained. WITNESS my hand and official seal at Nashville, Tennessee, this 14th day of January, 2004.

My Commission Expires: 09-22-2007

RUTH RANDOLPH NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

Notary Public: Ruth Randolph

STATE OF _____:
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, personally appeared

with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged _____self to be the _____ of _____, the within named bargainor, a _____, and that _____, as such _____, being authorized so to do, executed this Quitclaim Deed for the purposes therein contained, by signing the name of said _____, by _____self as such _____. WITNESS my hand and official seal at _____, _____ this _____ day of _____, 20____

My Commission Expires: _____

Notary Public

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

The actual value or consideration, whichever is greater, for this transfer is $ **-0-**.

Affiant:

RUTH RANDOLPH NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

SUBSCRIBED AND SWORN TO BEFORE ME THIS 14th DAY OF January, 2004.

My Commission Expires: 09-22-2007

Notary Public

This Instrument Prepared By:
Marbut Glenn Gaston, Jr., Attorney at Law
2211 Crestmoor Rd., Nashville, TN 37215 / (615) 385-2804 / TN Supreme Court #003143

MarbutGaston:2PartyQCD