BILL GARRETT, Davidson County
Trans:T20140060762 DEEDQC
Recvd: 08/18/14 11:56 1 pgs
Fees:12.00 Taxes:0.00
20140818-0074565

This instrument prepared by:
M Todd Cathey, Attorney
311 E. Main Street, Ste 5
Hendersonville, TN 37075

THIS INSTRUMENT IS PREPARED BASED UPON INFORMATION PROVIDED BY THE PARTIES. NO TITLE SEARCH WAS DONE IN CONNECTION WITH THE PREPARATION OF THIS DOCUMENT. THE PREPARER MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE OR THE ACCURACY OF THE LEGAL DESCRIPTION OF THE PROPERTY SHOWN HEREIN.

QUITCLAIM DEED

ADDRESS NEW OWNER	SEND TAX BILLS TO:	MAP & PARCEL
Ghasem D Mohaghegh, etal	Same	Map 148, Group 10 Par. 73.00
3905Keeley Drive		
Nashville, TN 37211		

FOR AND IN CONSIDERATION of the sum of Ten Dollars and no/100, cash in hand paid by the Grantee and other good and valuable consideration accepted as cash, the receipt and sufficiency of which is hereby acknowledged **MOZHGAN MIRANI, unmarried and GHASEM MOHAGHEGH, unmarried,** the grantor herein, does hereby Quitclaim and convey unto the said **GHASEM MOHAGHEGH and KAMAL HAJIZADEHL,** the Grantee herein, their successors, heirs and assigns, all of her/his/their right, title and interest in and to that certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 5 on the Plan of Blanchard Heights, of record in Book 2663, pages 62 & 63, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to Mozhgan Mirani and husband Ghasem Mohaghegh by Quitclaim Deed from Kamal Hajizadehl, dated 1/3/02 filed 1/10/03 of record in Inst. No. 200301100004655, said Register's Office for said County. The said Mozhgan Mirani and Ghasem Mohaghegh since divorced.

THIS CONVEYANCE is made subject to any and all applicable restrictions, easements and building setback lines as are shown in the records of said county and all the estate, right, title and interest of the party of the First therein, with the hereditaments and appurtenances thereto appertaining, hereby releasing all claims therein to the said party of the Second, his/her/their heirs and assigns forever.

This is improved property known as 3905 Keeley Drive, Nashville, TN 37211

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value which ever is greater for this transfer is *$0.00*

Subscribed and sworn to before me this the 8 day of August, 2014.

M. Mirani
Affiant

My commission expires: 2/6/17

M TODD CATHEY
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

Notary Public

WITNESS, the said Grantor hereunder set its hand and seal this ___ day of August, 2014.

Ghasem Mohaghegh

M. Mirani
Mozhgan Mirani

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, a Notary Public of said county and state, the within named Mozhgan Mirani, 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 9 day of August, 2014.

M TODD CATHEY
Notary Public
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

My Commission Expires 2/6/17