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Davidson County DEEDQC
Recvd: 05/19/15 09:20 4 pgs
Fees:22.00 Taxes:0.00
20150519-0045868

This instrument prepared by:
Leila Hansen, Esq.
9041 South Pecos Road, Suite 3900
Henderson, Nevada 89074

QUITCLAIM DEED

TITLE OF DOCUMENT

ADDRESS NEW OWNER AS FOLLOWS:	**MAIL TAX STATEMENT TO:**	**MAP PARCEL NUMBERS:**
Parimal and Rajul Sheth	Parimal and Rajul Sheth	
707 Chavel Ct	707 Chavel Ct	105140A00300CO
Fremont, CA 94539	Fremont, CA 94539	

FOR AND IN CONSIDERATION of ONE AND NO/100 DOLLAR ($1.00), cash in hand paid by the grantee, the receipt and sufficiency of which is hereby acknowledged, **Parimal H. Sheth and Rajul P. Sheth, Trustees of the Sheth Family Trust, created on December 22, 2000** by these presents do hereby quitclaim and convey unto the said **Parimal H. Sheth and Rajul P. Sheth, husband and wife, as joint tenants with right of survivorship and not as tenants in common**, Grantees herein, their successors and assigns, all their right, title and interest in and to the following certain real estate in **Davidson** County, **Tennessee**, described as follows:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING UNIT NO. 819 IN WAVERLY PLACE II TOWNHOMES, A PRIVATE ELEMENT HORIZONTAL PROPERTY REGIME, LOCATED ON ELLIOTT AVENUE AND SOUTH DOUGLAS AVENUE IN NASHVILLE, DAVIDSON COUNTY, TENNESSEE, AND DESCRIBED IN A DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND BY-LAWS FOR WAVERLY PLACE II TOWNHOMES, A HORIZONTAL PROPERTY REGIME WITH PRIVATE ELEMENTS, OF RECORD IN INSTRUMENT NO. 20040909-0109214, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH REFERENCE IS HEREBY MADE. THE EASEMENTS, RESTRICTIVE COVENANTS, CONDITIONS, AND REGULATIONS IMPOSED UPON AND RELATING TO THE UNITS, PROPERTY CO-OWNERS AND TENANTS OF WAVERLY PLACE II TOWNHOMES, A PRIVATE ELEMENT HORIZONTAL PROPERTY REGIME, CONTAINED IN THE SAID DECLARATION, THE PLAN FILED AS EXHIBIT "C" TO SAID DECLARATION APPEARING IN INSTRUMENT NO. 20040909-0109214, AND BY-LAWS APPENDED THERETO, SAID REGISTER'S OFFICE ARE INCORPORATED IN THIS DEED BY REFERENCE AND MADE A PART HEREOF THE SAME AS THOUGH COPIED HEREIN.

The express purpose of this conveyance is to transfer out of Trust.

Being the same property conveyed to Parimal H. Sheth and Rajul P. Sheth, Trustees of the Sheth Family Trust, created on December 22, 2000 by Deed from Parimal H. Sheth and Rajul P. Sheth, husband and wife of record in Document No. 20140714-0061773, said Register's Office.

This is unimproved ( ) property known as 819 South Douglas Avenue, Nashville, Tennessee 37204

Improved ( )

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

Witness our hand this 15 day of May, 2015, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Parimal H. Sheth - Trustee
Parimal H. Sheth, Trustee

Rajul P. Sheth - Trustee
Rajul P. Sheth, Trustee

ACKNOWLEDGMENT

STATE OF _____)

COUNTY OF _____) ss

Personally appeared before me, _____, a Notary Public in and for said County and State, **Parimal H. Sheth, Trustee and Rajul P. Sheth, Trustee** the within named bargainor, individual(s), 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.

Given under my hand and official seal of office at _____ this _____ day of _____, A.D., 20____.

NOTARY STAMP/SEAL

See attached ack
NOTARY PUBLIC
Notary Commission Expires: _____

AFFIDAVIT OF VALUE

STATE OF California)

COUNTY OF Alameda)

I, or we, hereby swear or affirm that to the best of affiants knowledge, Information, and belief, the actual consideration or value whichever is greater, for this transfer is $0.00 recordation tax code 67-4-409(a)(4).

Subscribed and sworn to before me this the 15 day of May, 2015.

(Affix Seal)

Parimal H. Sheth Rajul P. Sheth
Affiant

Notary Public - Santa Everhardt
Notary Public
My Commission Expires: 08-06-18

SANTA EVERHARDT
COMM. #2073952
Notary Public - California
Contra Costa County
My Comm. Expires Aug. 6, 2018

CALIFORNIA ALL-PURPOSE CERTIFICATE OF ACKNOWLEDGMENT

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 Alameda

On May 15, 2015 before me, Santa Everhardt, Notary Public, personally appeared Parimal H. Sheth & Rajul P. Sheth 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.

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.

SANTA EVERHARDT
COMM. #2073952
Notary Public - California
Contra Costa County
My Comm. Expires Aug. 6, 2018

Signature of Notary Public Santa Everhardt

OPTIONAL INFORMATION

DESCRIPTION OF THE ATTACHED DOCUMENT

Quitclaim Deed
(Title or description of attached document)

(Title or description of attached document continued)

Number of Pages 2 Document Date _____

(additional information)

True Copy Certification

I, Stacia Harrison, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of MICHIGAN

County of WAYNE

Personally appeared before me, A. Linsangan, a notary public for this county and state, Stacia Harrison who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: Oct. 16, 2018
Notary' Seal (if on paper)

A. LINSANGAN
Notary Public, State of Michigan
County of Wayne
My Commission Expires Oct. 16, 2018
Acting in the County of Wayne