Davidson County DEEDQC
Recvd: 06/30/16 09:15 4 pgs
Fees:22.00 Taxes:0.00
20160630-0066740

QUITCLAIM DEED

THIS DEED OF CONVEYANCE made and entered into on this 15 day of June, 2016, by and between **Nemat Nemat and Kaabat Ali, husband and wife,** hereinafter known and referred to as **GRANTORS**, and **Nemat Nemat, a married man,** whose tax mailing address is 4034 Darlene Drive, Antioch, TN 37013, hereinafter known and referred to as **GRANTEE;**

W I T N E S S E T H :

For and in consideration of the sum of **$0.00**, cash in hand paid by Grantee to Grantors, who are husband and wife, the receipt of all of which is hereby acknowledged, the Grantors have bargained, sold, aliened, and conveyed, and do by these presents quitclaim unto the Grantee, his or her heirs and assigns forever, a certain tract of real estate more fully described as follows:

Land in Davidson County, Tennessee, being Lot No. 140 on the Plan of Colewood Acres, Section II, of record in Plat Book 3700, Page 135, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and detailed description thereof.

Being the same parcel conveyed to Nemat Nemat from Kamiran S. Hussein, by virtue of a deed dated 7/17/2013, recorded 7/25/2013, in deed as Instrument no. 20130725-0077331 County of Davidson, State of Tennessee.

Assessor's Parcel No: 162-02-0-135.00

IN TESTIMONY WHEREOF, witness the hand of the Grantors herein, all on this the day and year first above written.

True Copy Certification

I, David Bagwell, 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.

David Bagwell
Signature

State of PA

County of Beaver

Personally appeared before me, Melanie Miller, a notary public for this county and state, David Bagwell, 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: 4/27/2018
Notary' Seal (if on paper)

COMMONWEALTH OF PENNSYLVANIA
NOTARIAL SEAL
Melanie Miller, Notary Public
Hopewell Twp., Beaver County
My Commission Expires April 27, 2018
MEMBER, PENNSYLVANIA ASSOCIATION OF NOTARIES

Nemat Nemat

Kaabat Ali

STATE OF TENNESSEE)
)
Davidson COUNTY)

The undersigned, a Notary, does certify that on this 15 day of June, 2016, the foregoing Deed of Conveyance was produced to me and was sworn to, acknowledged and delivered by Nemat Nemat and Kaabat Ali.

Notary Public
My Commission Expires: 12/04/16

Ann Stathos Donnell State of Tennessee Notary Public Davidson County

IN THIS OATH OF VALUE, I, or we, as Grantor (s) hereby swear or affirm that the actual consideration for this transfer is $0.00, to the best of the Grantors' knowledge, information and belief.

Nemat Nemat

Kaabat Ali

STATE OF TENNESSEE)
)
Davidson COUNTY)

The undersigned, a Notary Public, does certify that on this 15 day of June, 2016, the foregoing Oath of Value was produced to me and was sworn to, acknowledged and delivered by Nemat Nemat and Kaabat Ali.

Notary Public
My Commission Expires: 12/04/16

Ann Stathos Donnell State of Tennessee Notary Public Davidson County

Mail Tax Bills (Person or Agency Responsible for Payment of Taxes):
Nemat Nemat
4034 Darlene Drive
Antioch, TN 37013

Property Owner and Address:
Nemat Nemat
4034 Darlene Drive
Antioch, TN 37013

This instrument prepared without title examination by:
John E. Norman, Esq.
333 West Vine Street, Suite 207
Lexington, KY 40507
(859) 252-1690

#20923357