Davidson County DEEDQC
Recvd: 07/05/16 09:56 3 pgs
Fees:17.00 Taxes:0.00
20160705-0068195

QUITCLAIM DEED

THIS DEED OF CONVEYANCE made and entered into on this 22 day of June, 2016, by and between **Reza Frazmand, who acquired title as Reza Farazmand, a married man,** hereinafter known and referred to as **GRANTOR**, and **Reza Frazmand and Suzy Frazmand, husband and wife, as tenants by the entirety,** whose tax mailing address is 309 Estbury Court, Nashville, Tennessee 37215-5801, hereinafter known and referred to as **GRANTEES;**

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 Grantees to Grantor, the receipt of all of which is hereby acknowledged, the Grantor has bargained, sold, aliened, and conveyed, and do by these presents quitclaims unto the Grantees, as tenants by the entirety, a certain tract of real estate more fully described as follows:

Land in Davidson County, Tennessee, being Lot No. 49, on the Plan of Hound's Run, of record in Book 6900, pages 167-171, Register's office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same parcel conveyed to Reza Farazmand from Jemco Developing Company, Inc., by virtue of a deed dated 1/28/1995, recorded 3/2/1995, in deed book 9609, page 441, county of Davidson, state of Tennessee.
Assessor's Parcel No: 159-01-0-046-00

This conveyance is exempt from transfer tax under T.C.A 67-4-409(a)(3)(A), as same creates a tenancy by the entirety from one spouse to the other, and therefore, no oath of value is required for this deed in accordance with the provisions of T.C.A. 67-4-409(a)(5).

IN TESTIMONY WHEREOF, witness the hand of the Grantor 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

R. Frazmand who acquired title as Reza Farazmand

Reza Frazmand, who acquired title as Reza Farazmand

GRANTOR

STATE OF TENNESSEE)
)
Davidson COUNTY)

The undersigned, a Notary, does certify that on this 22 day of June, 2016, the foregoing Deed of Conveyance was produced to me and was sworn to, acknowledged and delivered by Reza Frazmand, who acquired title as Reza Farazmand.

Notary Public
My Commission Expires: 3.7.2017

GLORIA M. JACKSON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Commission Expires March 07, 2017

Mail Tax Bills (Person or Agency Responsible for Payment of Taxes):
Reza Frazmand and Suzy Frazmand
309 Estbury Court
Nashville, Tennessee 37215-5801

Property Owner and Address:
Reza Frazmand and Suzy Frazmand
309 Estbury Court
Nashville, Tennessee 37215-5801

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

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