FORM No. WD-1

BILL GARRETT, Davidson County
Trans: T20170009600 DEEDQC
Recvd: 02/01/17 14:57 2 pgs
Fees: 12.00 Taxes: 0.00
20170201-0010901

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THE TRANSFER IS $-0-

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 1st DAY OF February, 2017.

NOTARY PUBLIC

MY COMMISSION EXPIRES:

(AFFIX SEAL) DEBORAH L. BISSELL STATE OF TENNESSEE NOTARY PUBLIC PERRY COUNTY My Commission Expires APRIL 28, 2019

This instrument prepared by:
Midtown Title, LLC
1704 Charlotte Avenue, Suite 105
Nashville, TN 37203

THIS DOCUMENT WAS PREPARED BASED ON INFORMATION SUPPLIED BY THE PARTIES. NO INDEPENDENT TITLE EXAMINATION WAS MADE. PREPARER OF THIS INSTRUMENT MAKES NO REPRESENTATIONS WITH REGARD TO THE TITLE OF THE SUBJECT PROPERTY, THE ACCURACY OF THE INFORMATION RECEIVED OR THE VALIDITY OF ANY PLAT OR SURVEY REFERENCED

ADDRESS NEW OWNER (S) AS FOLLOWS:	Tax Bills to:	MAP-PARCEL NUMBER
Hamidreza Parsa and Javad Salimi	New Owner	10507042500
(NAME) P.O. Box 1361	(NAME),	
(STREET ADDRESS) Brentwood, TN 37024	(STREET ADDRESS)	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (P.O. ZIP)	

QUITCLAIM DEED

For consideration, the receipt and sufficiency whereof is hereby acknowledged, the undersigned, **Best Built Construction, Inc., a Tennessee corporation** , hereinafter called the Grantor, have bargained and sold and by these presents do transfer, quitclaim and convey unto **Javad Salimi,** hereinafter called the Grantee, Grantee's representatives, successors and assigns, all of Grantors' right, title and interest in and to a certain real property lying and being situated in Davidson County, State of Tennessee, to-wit:

Being the northerly 31 feet of Lot No. 13 and the northerly 15 feet of Lot No. 14 and the southerly 16 feet of Lot No. 13 on the Plan of Hamilton's Subdivision of part of the Nelson Property, as of record in Plan Book 1, Page 101, Chancery Court at Nashville, Tennessee.

Said parts of said lots adjoin and front together 62 feet on the westerly side of Second Avenue South, Formerly Market Street, and run back between parallel lines 130 feet to a 13 foot alley.

Being the same property conveyed to Best Built Construction, Inc., a Tennessee corporation, as to a 50% interest, and Hamidreza Parsa, as to a 50% interest, by Warranty Deed from W. Michael Kennedy and Nancy C. Kennedy, husband and wife, dated April 30th, 2016, of record in Instrument No. 20160509-0045848, Register's Office for Davidson County, Tennessee.

This is improved property, known as 1285 2nd Avenue South, Nashville, Tennessee 37210.

Witness my hand this 1st day of February, 2017.

Best Built Construction, Inc.,
a Tennessee Corporation

By: _____
Javad Salimi, President

STATE OF TENNESSEE
COUNTY OF TENNESSEE

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Javad Salimi, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the President of Best Built Construction, Inc., the within named bargainor, a corporation, and that he is authorized by Best Built Construction, Inc., to execute this instrument on its behalf.

Witness my hand and seal this 1st day of February, 2017.

DEBORAH L. BISSELL
STATE OF TENNESSEE NOTARY PUBLIC
PERRY COUNTY
My Commission Expires APRIL 28, 2019

_____
Notary Public
My commission expires: 4-28-19

M165323