BILL GARRETT, Davidson County
Trans:T20170030411 DEEDQC
Recvd: 04/11/17 10:06 2 pgs
Fees:12.00 Taxes:0.00
20170411-0035228

Prepared by:
Bankers Title & Escrow Corp.
3310 West End Ave., Ste. 540
Nashville, TN 37203

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NO:
Ajay Gupta & Karina Gupta 942 B Strouse Avenue Nashville, TN 37206	Owner	Map 072-13-0J- Parcel 002.00CO

For and in consideration of love and affection, **Ajay Gupta** (hereinafter called the GRANTOR), does hereby quitclaim and convey unto **Ajay Gupta and wife, Karina Gupta**, all of his rights, title and interest in and to a certain tract or parcel of land being more particularly described as follows:

> land situated in Davidson County, Tennessee, Unit B, as established in Declaration of Covenants, Conditions and Restrictions for Homes at 942 Strouse Avenue, a Horizontal Property Regime with Private Elements of record at Instrument No. 20150729-0074616, amended in Instrument No. 20160519-0050299, Instrument No. 20161201-0126155, in the Register's Office of Davidson, Tennessee with Plat attached as Exhibit "B" to which Master Deed reference is hereby made for a more particular description of said property.
>
> Being a portion of the same property conveyed to Ajay Gupta by deed from of record in Instrument No. 20170313-0024458, Register's Office for Davidson County, Tennessee

The purpose for this Quitclaim Deed is to create a tenancy-by-the-entireties in Ajay Gupta and wife, Karina Gupta.

This is improved property known as **942 B Strouse Avenue, Nashville, TN 37206.**

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

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.

IN WITNESS WHEREOF, the GRANTOR has hereunder set his/her/our hand(s) this 05th day of April, 2017.

GRANTOR:

Ajay Gupta

STATE OF California
COUNTY OF Orange

Personally appeared before me, the undersigned, a Notary Public of said county and state, **Ajay Gupta** with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 5th day of April, 2017.

NOTARY PUBLIC

My Commission Expires:

09/15/2017

BCT3 ALEX COOPER COMM...2041454 NOTARY PUBLIC-CALIFORNIA ORANGE COUNTY My Term Exp. Sept. 15, 2017 BCT3

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.00.

Affiant

Subscribed and sworn to before me, this 10 day of April, 2017.

NOTARY PUBLIC

My Commission Expires:
1-6-20

JAMES A. WAECHTER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TN