THIS INSTRUMENT PREPARED BY: Doak Patton 306 Gay St Ste 120 Nashville, TN 37201

QUIT CLAIM DEED

NAME & ADDRESS OF NEW OWNER: & Tax Bills Map & Parcel: 040 09 0A 016.00

Mario Mitchell
729 Hardys Ct
Whites Creek, TN 37189

KNOW ALL MEN BY THESE PRESENTS, that FOR AND IN CONSIDERATION OF the sum of one dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, MARIO MITCHELL ("Grantor"), does hereby quitclaim to MARIO MONTEZ MITCHELL, ALAYNA R. MITCHELL, AND WATECHIA LAWLESS("Grantees"):

1) All the interest it may possess in a certain parcel of real property comprising:

**Land in Davidson County, Tennessee, being Lot No. 16 on the plan of Whites Creek Manor, as of record in Instrument No. 20061130-0148061, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description of said lot.**

**Being a portion of the property conveyed to Alireza Sheibani Madraji by Quitclaim Deed from Hamidreza Parsa, dated April 8, 2013, filed April 15, 2013, in Instrument No. 20130415-0037402, Register's Office for Davidson County, Tennessee, and further being a portion of the property conveyed to Hamidreza Parsa by Quitclaim Deed dated May 13, 2012, in Instrument No. 20120516-0042409, said Register's Office, and further being a portion of the property conveyed to Best Built Construction, Inc., a Tennessee corporation by Warranty Deed dated December 11, 2006, in Instrument No. 20061221-0157225, said Register's Office.**

Current Source of Title: #20160324-0028003

TO HAVE AND TO HOLD unto the said MARIO MONTEZ MITCHELL, ALAYNA R. MITCHELL, AND WATECIA LAWLESS, its successors and assigns the interests described herein that MARIO MITCHELL, may possess in and to the above described property, together with all the appurtenances and privileges thereto belonging. MM

IN WITNESS WHEREOF, MARIO MITCHELL has caused this instrument to be executed on this the 1st day of May, 2017.

X _____

X Mario Mitchell

BILL GARRETT, Davidson County
Trans:T20170051504 DEEDQC
Recvd: 06/16/17 09:43 2 pgs
Fees:12.00 Taxes:0.00
20170616-0060504

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Before me, John Wang, a Notary Public in and for the aforesaid State and County, personally appeared MARIO MITCHELL, with whom I am personally acquainted and who acknowledged herself to be the person named within and that executed the foregoing instrument for the purposes contained therein.

Witness my hand and official seal at Nashville, Tennessee, this, the 1st day of May, 2015.

WEI JOHN WANG
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 1-6-2020

Notary Public

My Commission Expires:

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $0.

Affiant

STATE OF TENNESSEE

COUNTY OF Davidson

Subscribed and sworn before me this the 1st day of May, 2015.

WEI JOHN WANG
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 1-6-2020

Notary Public