Bill Garrett Davidson County
Batch# 40574 DEEDQC
12/21/2017 02:52:30 PM 5 pgs
Fees: $27.00 Taxes: $0.00
20171221-0130254

QUITCLAIM DEED

File#: CF-TN-63977

MAIL RECORDED DEED TO:

MONTASER KHWAJA
AMANDA DAOUD
1423 PLEASANT HILL ROAD
NASHVILLE, TN 37214

OWNER (SEND TAX BILLS TO):

MONTASER KHWAJA
AMANDA DAOUD
1423 PLEASANT HILL ROAD
NASHVILLE, TN 37214

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00) cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, MONTASER KHWAJA, who acquired title as MONTACER DAOUD, and AMANDA DAOUD, husband and wife (herein, "Grantor"), whose address is 1423 Pleasant Hill Road, Nashville, TN 37214, hereby bargains, sells, remises, releases, quit claims and conveys to MONTASER KHWAJA and AMANDA DAOUD, husband and wife, as tenants by the entireties (herein, "Grantee"), whose address is 1423 Pleasant Hill Road, Nashville, TN 37214, all of Grantor's interest in and to the following described real property located in Davidson County, State of Tennessee:

SEE EXHIBIT A ATTACHED HERETO.

Property street address: 1423 Pleasant Hill Road, Nashville, TN 37214

TO HAVE AND TO HOLD said real estate, with all and singular the hereditaments and appurtenances of and to the same belonging or in anywise appertaining to the said Grantee and the said Grantee's heirs, successors and assigns, forever.

No recordation tax is due on this transaction pursuant to T.C.A. Section 67-4-409(a)(4) as it is a transfer by quitclaim deed for no consideration.

WITNESS my hand and seal this 16 day of December, 2017.

PIN NO: 121-00-0-202.00

This Instrument Prepared By: STEVEN A. WILLIAMS, ESQ.
213 BRENTSHIRE DRIVE
BRANDON, FL 33511

GRANTOR:

Montaser Khwaja
MONTASER KHWAJA, who acquired title as
MONTACER DAOUD

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, MONTASER KHWAJA, who acquired title as MONTACER DAOUD, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged execution of the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 16th day of Dec, 2017

[Affix Notary Seal]

SHETEKA YVETTE SLAUGHTER
TENNESSEE NOTARY PUBLIC
My Comm Exp. DEC 7, 2020
COUNTY OF DAVIDSON

Sheteka Yvette Slaughter
SIGNATURE OF NOTARY PUBLIC
My commission expires: 12/07/2020

GRANTOR:

Amanda Daoud
AMANDA DAOUD

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, AMANDA DAOUD, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged execution of the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 16th day of Dec, 2017

[Affix Notary Seal]

SHETEKA YVETTE SLAUGHTER
TENNESSEE NOTARY PUBLIC
My Comm Exp. DEC 7, 2020
COUNTY OF DAVIDSON

Sheteka Yvette Slaughter
SIGNATURE OF NOTARY PUBLIC
My commission expires: 12/07/2020

Sheteka Yvette Slaughter
Tennessee Notary Public
Commission Exp: December 7, 2020
County of Davidson

OATH OF CONSIDERATION

STATE OF Tennessee
COUNTY OF Davidson

The actual consideration for this transfer is $10.00.

Grantee:

Grantee signature: Montaser Khwaja
MONTASER KHWAJA

Subscribed and sworn to under oath before me, this 16th day of Dec, 2017 by MONTASER KHWAJA.

Shateka Yvette Slaughter
SIGNATURE OF NOTARY PUBLIC
My commission expires: 12/07/2020

[Affix Notary Seal]

SHETEKA YVETTE SLAUGHTER
TENNESSEE NOTARY PUBLIC
My Comm Exp. DEC 7, 2020
COUNTY OF DAVIDSON

Grantee:

Grantee signature: Amanda Daoud
AMANDA DAOUD

Subscribed and sworn to under oath before me, this 16th day of Dec, 2017 by AMANDA DAOUD.

Shateka Yvette Slaughter
SIGNATURE OF NOTARY PUBLIC
My commission expires: 12/07/2020

[Affix Notary Seal]

SHETEKA YVETTE SLAUGHTER
TENNESSEE NOTARY PUBLIC
My Comm Exp. DEC 7, 2020
COUNTY OF DAVIDSON

EXHIBIT A

[Legal Description]

LAND IN THE THIRD CIVIL DISTRICT OF DAVIDSON COUNTY, TN, ACCORDING TO A SURVEY MADE BY PETTY & PETTY, DATED SEPTEMBER 20, 1973, AS FOLLOWS:

BEGINNING AT A POINT IN THE WESTERLY MARGIN OF PLEASANT HILL ROAD, SAID POINT BEING LOCATED 294 FEET SOUTH OF THE SOUTHERLY LINE OF PROPERTY CONVEYED TO JERRY STEWART AND WIFE, BY DEED OF RECORD IN BOOK 4670, PAGE 543, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, THENCE SOUTH 2 DEGREES WEST 29 FEET; SOUTH 19 DEGREES WEST 146 FEET; NORTH 86 DEGREES 30' WEST 633 FEET; NORTH 16 DEGREES 10' WEST 260 FEET; SOUTH 86 DEGREES 30' EAST 225 FEET; SOUTH 78 DEGREES 29' EAST 539 FEET, TO THE POINT OF BEGINNING AND CONTAINING 3.50 ACRES, MORE OR LESS, AND BEING DESIGNATED AS TRACT NO. 6.

SOURCE OF DESCRIPTION AND GRANTOR'S EQUITABLE INTEREST:

Previous and last conveyance; the same being a deed to the within Grantor recorded in the Register's Office for Davidson County, Tennessee, in Instrument 20160418-0036814 on April 18, 2016.

PIN NO: 121-00-0-202.00

STREET ADDRESS:

1423 Pleasant Hill Road, Nashville, TN 37214

The parties herein confirm and agree by their signatures above and/or acceptance of this document that the preparer of this document has not advised the parties on the propriety or suitability of the conveyance; has been engaged solely for the purpose of preparing this instrument; has prepared the instrument only from information given to preparer by the parties and/or their representatives; has not verified the accuracy of the consideration stated to have been paid or upon which any tax may have been calculated; has not verified the legal existence or authority of any party or person executing the document; has not been requested to provide nor has preparer provided a title search, an examination of title or legal description, an opinion on title, legal review or advice of any sort, or advice on property taxes, reassessments, other taxes or the tax, legal or non-legal consequences that may arise from the conveyance; and that they agree to hold harmless, indemnify and defend the preparer from and against any and all losses, liabilities, claims, demands, actions, suits, proceedings, and costs of every nature arising therefrom. The parties herein further agree at any time, and from time to time, to cooperate, adjust, initial, execute, re-execute and re-deliver such further deeds and documents, correct any defect, error or omission and do any and all such further things as may be necessary to implement and carry out the intent of the parties in making this conveyance. Preparer shall not be liable for any consequences arising from modifications to this document not made or approved by preparer.

17-001868 (SB)

True Copy Certification

I, **Perre M. Cabell**, 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.

Signature

State of **Mississippi**

County of **Hancock**

Personally appeared before me, **Ken L Amacker**, a notary public for this county and state, **Perre M. Cabell** 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 6/15/21
Notary' Seal (if on paper)

STATE OF MISSISSIPPI
NOTARY PUBLIC
ID # 77993
KEN L. AMACKER
My Commission Expires
June 15, 2021
PEARL RIVER COUNTY