Bill Garrett Davidson County
Batch# 53285 DEEDQC
01/31/2018 08:27:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20180131-0009624

PREPARED BY:
Compass Land Title
278 Franklin Road, Suite 190
Brentwood, Tennessee 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value,
whichever is greater, for this transfer is $0.00.

AFFIANT

Subscribed and sworn to before me
this 25th day of April, 2017.

NOTARY PUBLIC
My Commission Expires: 11/6/17

NEAL LAMPLEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

ADDRESS OF NEW OWNER:
Ebram Nashed and Peter Zaree
4800 Genoa Drive
Mt. Juliet, TN 37122

SEND TAX BILLS TO:
New Owner

Map & Parcel: 081-11-0-167.00

QUITCLAIM DEED

In consideration of $10.00, and other good and valuable consideration, **Millionaires Institution, LLC,** Grantor, does hereby quitclaim and convey all of the undivided right, title and interest to the hereinafter described property to **Ebram Nashed and Peter Zaree, as tenants in common,** Grantee. Said property conveyed herein is described as follows:

Land in Davidson County, Tennessee, being part of Lot No. 400 on the Plan of McGavock Wetmore and Others Second Addition to Nashville called the Addition to the Town of McGavock, as of record in Book 21, Page 41, in the Register's Office of Davidson County, Tennessee.

Beginning on the Easterly margin of 18th Avenue North, as widened, at its intersection with the southerly margin of the first alley north of Wheless Street; thence with the southerly margin of said alley eastwardly to the westerly margin of another alley; the northeast corner of Lot No. 400; thence with the westerly margin of the last mentioned alley, southwardly 60 feet; thence westwardly and parallel with the southerly margin of the first mentioned alley, to the easterly margin of 18th Avenue North, as widened; thence with said Avenue, northwardly 60 feet, more or less, to the beginning.

Being the same property conveyed to Millionaires Institution, LLC from Nick Dorroll and wife, Aimee Dorrell, by Warranty Deed, of record in Instrument No. 20170410-0034681, Register's Office for Davidson County, Tennessee.

This is real property commonly known as 1712 Doctor D.B. Todd Junior Boulevard, Nashville, TN 37208.

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

Grantor makes no warranties as to the state of the title to the property but acquits any claim that Grantor has to said property and for that purpose thereof, makes this conveyance to Grantee.

This instrument has been prepared based solely upon information provided by the parties, and without the benefit of a title search.

IN WITNESS WHEREOF, the said parties hereto have hereunto set their signatures on this the 25th day of April, 2017.

MILLIONAIRES INSTITUTION, LLC

By: Ebram Nashed
Its: Member

By: Peter Zaree
Its: Member

STATE OF TENNESSEE

COUNTY OF Williamson

Before me, the undersigned, a Notary Public of said County and State, personally appeared **Ebram Nashed and Peter Zaree**, with whom I am personally acquainted (or who proved to me their identity on the basis of satisfactory evidence), and who, upon oath, acknowledged themselves to be the Members (or other officer authorized to execute the instrument) of Millionaires Institution, LLC, the within named bargainor, and that they, as such, executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal, at office, this 25th day of April, 2017.

Notary Public

My Commission Expires: 11/6/2017

NEAL LAMPLEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

COMPASS
LAND TITLE

TRUE COPY CERTIFICATION

I, **J. Carlton Drumwright**, do hereby make oath that I am a licensed attorney and 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.

J. Carlton Drumwright

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, Elizabeth Barnes, a notary public for this county and state, **J. Carlton Drumwright**, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary

My Commission Expires: 1/26/19

ELIZABETH J. BARNES
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY