Bill Garrett Davidson County
Batch# 57244 DEEDQC
02/09/2018 10:51:20 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20180209-0013239

This Instrument Prepared By: Pankaj Srivastava .

Quitclaim Deed

KNOW ALL MEN BY THESE PRESENTS THAT:

Pankaj Srivastava, married, of 9277 Exton Lane, Brentwood, TN 37027, (the "Grantor"), for and in consideration of 10.00 Dollars, does hereby sell, remise, release, and convey, as well as quitclaim, unto SJ Properties, a Tennessee corporation, whose tax mailing address is 1445 Highway 51 Bypass East, Dyersburg, TN 38024, (the "Grantee")as the sole tenant, the following described real estate (Parcel Number: 104-13-0F-123.00-CO) located in the county of Davidson, State of Tennessee :

> Land in Davidson County Tennessee, Being Unit No. 123 of the Plan of Brighton Close, Phase II, a Planned Unit Development, a Horizontal Property regime of record in Plat Book 7900, Page 564, in the Registers office of Davidson County, Tennessee.

Being all or part of the same property described in the County Register's Deed book Inst# 20160919-0098171, E-recorded 9/19/2016.

~~TO HAVE AND TO HOLD the aforesaid real estate, together with all the appurtenances and hereditaments attached to the property, unto the Grantee, Grantee's heirs and assigns, forever~~.

IN WITNESS WHEREOF the Grantor has executed this instrument this 15th day of January, 2018.

Signed in the presence of:

Signature

Julia Bram Foster

Name

Pankaj Srivastava

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 0 Affiant
Subscribed and sworn before me this the
9th Day of February 2018.
L. Chandler, Deputy Register

Spousal Acknowledgement

I, Angeli Jain of 9277 Exton Lane, Brentwood, TN 37027, spouse of Pankaj Srivastava, in consideration of the above sum and other good and valuable consideration received, do hereby waive and release to the Grantee all rights of dower, curtesy, homestead, community property, and all other right, title and interest, if any, in and to the above property.

Spouse's Signature: _____

STATE OF TENNESSEE

COUNTY OF LAKE

Before me, Julia Brann Foster a Notary Public in and for the said state and county, duly commissioned and qualified, personally appeared Angeli Jain, known to me (or proven to me on the basis of satisfactory evidence) to be the person described in and who executed this Quitclaim Deed, and acknowledged that they executed this Quitclaim Deed with lawful authority as a free and voluntary act.

WITNESS my hand and Notarial Seal at office this 15th day of January, 2018.

_____
Notary Public, the State of Tennessee

County of Lake

My commission expires: 3-24-21

JULIA BRANN FOSTER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF LAKE

Grantor Acknowledgement

STATE OF TENNESSEE

COUNTY OF LAKE

Before me, Julia Brann Foster a Notary Public in and for the said state and county, duly commissioned and qualified, personally appeared Pankaj Srivastava, known to me (or proven to me on the basis of satisfactory evidence) to be the person described in and who executed this Quitclaim Deed, and acknowledged that they executed this Quitclaim Deed with lawful authority as a free and voluntary act.

WITNESS my hand and Notarial Seal at office this 15th day of January, 2018.

Julia Brann Foster

~~Notary~~ Public, the State of Tennessee

County of Lake

JULIA BRANN FOSTER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF LAKE

My commission expires: 3-24-21

Register's Fee $ _____

Mail Tax Notice to: SJ Properties, PO Box 503, Dyersburg, TN 38025-0503. (New Owner)
Parcel Number: 104-13-0F-123.00-CO