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

QUIT CLAIM DEED
Map and Parcel :040090A016.00

NAME & ADDRESS OF NEW OWNER , TAX BILL:

Mario Mitchell
729 Hardys Ct
Whites Creek, TN 37189

WITNESSETH, That FOR AND CONSIDERATION OF the sum of one dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, MARIO MONTEZ MITCHELL, ALAYNA R. MITCHELL, AND WATECHIA LAWLESS ("Grantor"), does hereby quitclaim to MARIO MITCHELL("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 # 20170616-0060504

IN WITNESS WHEREOF, MARIO MONTEZ MITCHELL, ALAYNA R. MITCHELL, AND WATECHIA LAWLESS, has caused this instrument to be executed on this the 18TH day of February, 2018.

Mario Montez Mitchell

Watechia Lawless

Alayna R. Mitchell

(as Guardian of Alayna R. Mitchell)

Bill Garrett Davidson County
DEEDQC
Batch# 65930 2 pgs
03/06/2018 03:25:59 PM
Fees: $12.00 Taxes: $0.00
20180306-0021186

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(who will also sign on behalf of his minor daughter ALAYNA R. MITCHELL) AND WATECHIA LAWLESS with whom I am personally acquainted and who acknowledged themselves to be the persons named within and that executed the foregoing instrument for the purposes contained therein.

Witness my hand and official seal at Nashville, Tennessee, this, the 5th day of March, 2018.

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

Watechia Lawless

Affiant

Alayna R. Mitchell

Affiant as Guardian of Alayna R. Mitchell

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

STATE OF TENNESSEE

COUNTY OF Davidson

Subscribed and sworn before me this the 6th day of March, 2018.

Notary Public