Bill Garrett Davidson County
Batch# 69673 DEEDQC
03/15/2018 01:39:14 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20180315-0024595

This Instrument was prepared by:
J. Blake Freeman, Attorney
323 Emery Drive
Nashville, TN 37214-3113

THIS INSTRUMENT WAS PREPARED SOLELY UPON INFORMATION PROVIDED BY THE PARTIES HERETO. NO WARRANTY OF TITLE, EITHER EXPRESSED OR IMPLIED.

QUITCLAIM DEED

FOR AND IN CONSIDERATION of Ten and 00/100 ($10.00) Dollars and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, **EDALAT, LLC,** has bargained and sold, and by these presents do convey and transfer all interest it may possess to **Nosrat Soltani, Trustee of the NOSRAT SOLTANI LIVING TRUST,** its successors and assigns, in and to the following real property in Davidson County, Tennessee, to-wit:

LAND in Davidson County, Tennessee, being all of Lot No. 7 on the Plan of Criddle & Scruggs Subdivision of Lot 7, O. B. Hayes Plan of Large Lots, as of record in Book 57, page 62, Register's Office for Davidson County.

Said Lot No. 7 fronts 50 feet on the westerly side of 17th Avenue, South, formerly Addison Street, and runs back between parallel lines 160 feet to an alley.

BEING the same property conveyed to Edalat, LLC, by quitclaim deed from Nosrat Soltani, a widow, dated February 11, 2016, and filed in Instrument No. 20160218-0015526, said Register's Office.

This is improved property known as: 1023 17th Avenue, South, Nashville, TN 37212

IN WITNESS WHEREOF, the parties have executed this instrument this 5 day of March, ~~2017.~~ 2018

EDALAT, LLC

N. Soltani

By: ~~Nosrat Soltani,~~ Managing Member

STATE OF ~~WISCONSIN~~ Washington KT
COUNTY OF King

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, NOSRAT SOLTANI, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the Managing Member of EDALAT, LLC, the within named bargainor, a Limited Liability Company, and that she as such Managing Member, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the Limited Liability Company by herself as such Managing Member.

Witness my hand and official seal at office, this the 3rd day of March, 2018 KT ~~2017.~~

Kyle Taylor
Notary Public

My Commission Expires: 06/10/2019

Notary Public
State of Washington
KYLE TAYLOR
My Appointment Expires Jun 10, 2019

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STATE OF ~~WISCONSIN~~ Washington KT King COUNTY ss:

The consideration or value, whichever is greater, for this transfer is $-0-

Solaiman Soltani
Affiant

Subscribed and sworn to before me this 3rd day of March, 2018 KT ~~2017.~~

Kyle Taylor
Notary Public

My Commission Expires: 06/10/2019

~~Notary Public~~
State of Washington
KYLE TAYLOR
My Appointment Expires Jun 10, 2019

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Map/Parcel: 10404011600

NEW OWNER(S)
Nosrat Soltani, Trustee
827 Rodney Drive
Nashville, TN 37205

SEND TAX BILL TO:
Owner