#13574

Return To:
Advantage Title And Escrow, Inc.
1321 Murfreesboro Pike, Suite 823
Nashville TN 37217

FROM: Jamshid Sharifi
TO: **Bahman Barati and Shahnaz Soroush**

QUITCLAIM DEED

Address of New Owner:	**Send Tax Bills To:**	**Map & Parcel:**
Bahman Barati and Shahnaz Soroush	NEW OWNER	131030J00300CO
1900 Liberty Square		
Nashville, TN 37215		

THIS INSTRUMENT WAS PREPARED BY

Advantage Title and Escrow
1321 Murfreesboro Pike Suite 823
Nashville TN 37217

Prepared from information furnished by the parties

KASEY KELCHNER NOTARY PUBLIC STATE OF TENNESSEE RUTHERFORD COUNTY My Commission Expires 12-20-2020

STATE OF Tennessee
COUNTY OF Davidson

The actual consideration or value, whichever greater, for this transaction is $0

Affiant

Subscribed and sworn to before me this the 18 day of December, 2018.

Notary Public
Commission Expires: _____

I, Jamshid Sharifi, do hereby quitclaim to Bahman Barati and Shahnaz Soroush, previously misspelled of record as Shanaz Sorush, all my rights, title and interest in the following land located in Davidson County, Tennessee described as follows: To-Wit:

Please see attached Exhibit "A"

Being the same property conveyed to Bahman Barati and Shanaz Sorush and Jamshid Sharifi by deed of record in Instrument No. 20120130-0008141, Register's office for Davidson County, Tennessee. Shahnaz Soroush, previously misspelled of record as Shanaz Sorush.

This is improved property (X) known as
1900 Liberty Square, Nashville, TN 37215

Witness our hand(s) this the 18 day of December , 2018.

Jamshid Sharifi

Karen Y Johnson Davidson County
Batch# 180577 DEEDQC
01/04/2019 10:53:55 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20190104-0001077

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named. Jamshid Sharifi The bargainor(s), with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument or the purpose therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this the 18 day of December, 2018.

KASEY KELCHNER NOTARY PUBLIC STATE OF TENNESSEE RUTHERFORD COUNTY My Commission Expires 12-20-2020

Notary Public
Commission Expires: _____

Exhibit A

All that certain parcel of land situate in the County of Davidson, State of Tennessee being described as: Land in Davidson County, Tennessee, being Lot No. 3 on the Plan of Liberty Hall, of record in Book 6900, page 151, Register's Office for said County to which plan is hereby made for a more complete description, together with as an appurtenance hereto that certain driveway easement of record in Book 8985, page 226, said Register's Office described as follows: Beginning at the south easternmost corner of Lot No. 2 of the Liberty Hall subdivision in Davidson County, Tennessee, said corner lying 35 feet from the center of a cul de sac at the end of Liberty Square Road, said point is also dividing Lots 2 and 3 of Liberty Hall; thence along the property line dividing Lots 2 and 3 N 52 degrees 50' 51" E 20.00 feet; thence N 07 degrees 05' 17" E 5.00 feet; thence S 53 degrees 11' 34" W 23.68 feet; thence along a curve with a radius of 35 feet, chord bearing S 40 degrees 09' 13" E, Chord and curve length 3.73 feet to the beginning.