Karen Johnson Davidson County
Batch# 225339 DEEDQC
05/03/2019 08:27:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20190503-0041304

# QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF May, 2019

Notary Public

MY COMMISSION EXPIRES: 08-20-2019

(AFFIX SEAL)

BRIAN D. MITCHELL NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY Commission Expires 08-20-2019

O-P-19-1054A

**THIS INSTRUMENT WAS PREPARED BY**
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP / PARCEL NUMBER (S) |
|---|---|---|
| **Azman Enterprises, Inc.** | **New Owner** | |
| (NAME) | (NAME) | **072-06-3J-001.00-CO** |
| **1054 A Zophi St.,** | | |
| (ADDRESS) | (ADDRESS) | |
| **Nashville, TN 37206** | | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **AZMAN-DRW PARTNERSHIP, A TENNESSEE GENERAL PARTNERSHIP,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **AZMAN ENTERPRISES, INC.** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit A, on the Plan of 1054 Zophi Street Townhomes, attached as Exhibit "B" to the Declaration of Covenants, Conditions and Restrictions for 1054 Zophi Street Townhomes, a Horizontal Property Regime with Private Elements, of record in Instrument No. 20171017-0106273, in the Register's Office for Davidson, Tennessee, to which reference is hereby made for a more particular description of said unit.

Being a portion of the same property conveyed to Azman-DRW Partnership, a Tennessee General Partnership by Warranty deed from Ray Hackney, unmarried of record in Instrument No. 20170922-0097638 Register's Office for Davidson County, Tennessee, dated September 20, 2017 and recorded on September 22, 2017.

This Instrument was prepared with information supplied by the Grantees. No title examination was performed to validate the accuracy of title. Therefore the preparer does not accept liability for this Instrument.

This is **improved** property known as: **1054 A Zophi St., Nashville, Tennessee 37206**.

Witness my/our hand(s) this the 1st day of May, 2019.

Azman-Drw Partnership, a Tennessee General Partnership

BY: Azman Enterprises, Inc, General Partner

Hussain Chagani
President of Azman Enterprises, Inc

State of Tennessee
County of Davidson

Before me personally appeared **HUSSAIN CHAGANI**, to me known (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself to be the **PRESIDENT OF AZMAN ENTERPRISES, INC**, General Partner of **AZMAN-DRW PARTNERSHIP, A TENNESSEE GENERAL PARTNERSHIP,** the within named bargainor, and that he as such President, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the General Partnership by Him as **PRESIDENT OF AZMAN ENTERPRISES, INC.**, General Partner of Azman-DRW partnership.

Witness my hand and official seal, this the 1st day of May, 2019.

Brian D. Mitchell
Notary Public
My Commission Expires: _____

BRIAN D. MITCHELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 08-20-2019

**RETURN TO:**

Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

# True Copy Certification

I, Laura Mitchell, do hereby make oath that I am a licensed attorney and/or 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.

Signature

State of TENNESSEE

County of DAVIDSON

Personally appeared before me, JORDAN T. MYERS, a notary public for this county and state, Laura Mitchell who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 01-06-2020
Notary' Seal (if on paper)

JORDAN T MYERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY