Karen Johnson Davidson County
Batch# 381145 DEEDQC
04/02/2020 11:34:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20200402-0035483

This instrument prepared by:
Smith.Sholar.Milliken.PLLC
1164 Nashville Pike
Gallatin, TN 37066

THIS INSTRUMENT WAS PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES WITHOUT COUNSEL OR ADVICE AS TO LEGAL CONSEQUENCES OR TAX RELATED MATTERS. NO TITLE EXAMINATION OR SETTLEMENT HAS BEEN PERFORMED AND SMITH.SHOLAR.MILLIKEN.PLLC. SHALL NOT BE RESPONSIBLE FOR ANY MATTER THAT COULD HAVE BEEN RESOLVED BY A TITLE EXAMINATION, SETTLEMENT, OR LEGAL AND/OR TAX RELATED COUNSEL. ***ATTN: THIS TRANSFER COULD AFFECT THE OWNER'S TITLE POLICY THAT YOU HAVE FOR THE SUBJECT PROPERTY.***

QUITCLAIM DEED

Address New Owner(s) as follows:	Send Tax Bills To:	Map Parcel Numbers
(NAME) Ashish Shetty and Carmen Sutil, husband and wife	(NAME) NEW OWNER	128-3-A-27CO
(STREET ADDRESS) 408 Cedar Forest Drive		
(CITY) (STATE) (ZIP) Nashville, TN 37221	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee and other good and valuable consideration accepted as cash, the receipt and sufficiency of which is hereby acknowledged **ASHISH SHETTY, A MARRIED MAN,** Grantor, does hereby quitclaim and convey unto **ASHISH SHETTY AND CARMEN SUTIL, HUSBAND AND WIFE**, the Grantee herein, its successors, heirs and assigns, all of Grantor's right, title and interest in and to the following described real property in DAVIDSON County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 27 on the plan of FIRST REVISION, CEDDAR FOREST, as shown by plat of record in Plat Book 6900, Page 383, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Ashish Shetty, a married man by Warranty Deed from William Newman as recorded in Instrument Number 20160715-0072924, R.O.D.C.

The property address is: 408 Cedar Forest Drive, Nashville, TN 37221

This CONVEYANCE is made subject to any and all plats, easements, restrictions, and other matters of record.

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration for this transfer is $ 0.00

Subscribed and sworn to before me this the 31 day of March, 2020.

Affiant

My commission expires: 3/2/21
(Affix Seal)

Notary Public

KIM PERRY
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

Witness my hand this 31 day of March, 2020.

Ashish Shetty

STATE OF TENNESSEE
COUNTY OF SUMNER

On this 31 day of March, 2020, before me personally appeared Ashish Shetty, to me known to be the person(s) described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be his/her/their free act and deed.

Witness my hand and official seal this 31 day of March, 2020.

TRUDY MILLIKEN
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

Notary Public

My Commission Expires: 7/19/2022

True Copy Certification

I, Trudy Milliken, 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 Sumner

Personally appeared before me, Kim Perry, a notary public for this county and state, Trudy Milliken 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: 3/2/21

Notary' Seal (if on paper)

KIM PERRY
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY