This Instrument Prepared By:
Law Offices of Matthew D. Faulk
2043 Ryecroft Lane
Franklin, TN 37064

This instrument was prepared without the benefit of a formal title search, abstract or survey and was prepared with the description of the property as furnished by the parties. The preparer of this instrument assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property.

This space intentionally left blank for recording purposes.

Karen Johnson Davidson County
Batch# 399968 DEEDQC
05/14/2020 11:43:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20200514-0050122

New Owner:	**Send Tax Bill:**	**Map/Parcel**
KAREM H. TARIQ, Trustee AMY M. TARIQ, Trustee TARIQ FAMILY TRUST dated April 27, 2020 3103 Cadencia St. Calabasas, CA 92009	SAME	105050E002.00

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual consideration for this transfer is NONE (0). (Exempt pursuant to T.C.A. § 67-4-409[a][4]).

AFFIANT

Sworn to and subscribed before me this May 4, 2020.

Matthew D. Faulk, Notary Public

MATTHEW D. FAULK
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 03-30-2021

My Commission Expires: March 30, 2021

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of -0- Dollars, and other good and valuable consideration, the receipt of which is hereby acknowledged, I, KAREM TARIQ, who is one and the same as KAREM H. TARIQ, married, do hereby transfer and convey any and all interest owned by me in and to that certain real estate located in Davidson County, Tennessee, being more particularly described on **EXHIBIT A**, which is attached hereto and made a part hereof, to KAREM H. TARIQ and AMY M. TARIQ, Trustees of the TARIQ FAMILY TRUST, dated April 27, 2020.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

WITNESS MY HAND this this April 27, 2020.

By: _____
KAREM TARIQ

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA)

COUNTY OF SAN DIEGO)

On April 27th 2020 before me Aaron James Davila, Notary Public (here insert name and title of the officer), personally appeared Karem Tariq, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/~~are~~ subscribed to the within instrument and acknowledged to me that he/~~she/they~~ executed the same in his/~~her/their~~ authorized capacity(~~ies~~), and that by his/~~her/their~~ signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY of PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

AARON JAMES DAVILA
Notary Public - California
San Diego County
Commission # 2245791
My Comm. Expires Jul 11, 2022

Signature _____ (Seal)

Exhibit A

Property Description

Said property is described to wit:

LAND lying in Davidson County, State of Tennessee, and being more particularly described as follows, to-wit:

BEING all of Unit B, of the 1703 14th Avenue South Townhomes, as shown in the Declaration of Covenants, Conditions, and Restrictions of record in Instrument Number 20130911-0095808, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Karem Tariq, Married, by Warranty Deed of record from Ewing Holdings, LLC a Tennessee Limited Liability Company, in Instrument No. 20150303-0018384, Register's Office for Davidson County, Tennessee.

This Conveyance is subject to any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that may appear in the appropriate public record, as well as the following:

Subject to Plat of record in Plat Book 5190, page 412; Register's Office for Davidson County, Tennessee.; Terms, provisions, covenants, conditions, restrictions, easements, charges, assessments, and liens provided in the Covenants, Conditions and Restrictions of 14th Avenue South Townhomes Subdivision of record in Deed Book 5537, page 927, and Deed Book 4220, page 723; Master Deed and By-Laws of record in Instrument Number 20130911-009580; Charter of 14th Avenue South Townhomes Homeowner's Association of record in Instrument Number 20130916-0097260; all of the Register's Office for Davidson County, Tennessee.

This is improved property known as 1703B 14th Ave. S, Nashville, TN 37212.

True Copy Certification

I, Matthew D. Fowlk, 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 Williamson

Personally appeared before me, Caleb Hughes, a notary public for this county and state, Matthew D. Fowlk 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: 2/12/23

Notary' Seal (if on paper)

