Karen Johnson Davidson County
Batch# 421432 DEEDQC
06/19/2020 03:18:30 PM 3 pgs
Fees: $22.00 Taxes: $0.00
20200619-0065816

THIS INSTRUMENT PREPARED BY: **MUDTER, PATTERSON & COX, PLLC** **3811 Bedford Avenue** **Suite 205** **Nashville, Tennessee 37215** **(615) 383-4429**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is: $-0-. Affiant Subscribed and sworn to before me, this 12th day of ~~May~~ June, 2020. Notary Public My Commission Expires:

STATE OF TENNESSEE NOTARY PUBLIC GERALD G. PATTERSON DAVIDSON COUNTY MY COMMISSION EXPIRES OCTOBER 2, 2023

QUITCLAIM DEED

Address New Owner(s)	Send Tax Bills to:	Tax Information:
Ebrahim Ebrahimi Elham Mahmoudi 2129 Camille Drive Antioch, TN 37013	First Choice Lending Services 9821 Cogdill Road, Ste. 2 Knoxville, TN 37932	Map/Parcel: 174-11-A 177 CO

FOR VALUABLE CONSIDERATION and for the express purpose of making a re-conveyance to create a tenancy by the entirety in the new owners, I, **MEHRAN D. BAGHI, married**, by these presents do hereby quitclaim and convey unto **GERALD G. PATTERSON, Trustee**, his successors and assigns, all my right, title and interest in and to the following described tract or parcel of land, to wit:

Land in Davidson County, Tennessee, being Lot No. 465 on the Plan of Cane Ridge Farms, Phase Two, of record in Instrument No. 20020821-0101307, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Ebrahim Ebrahimi, a married man, and Mehran D. Baghi, a married man, by deed from Fred R. Shanks, married, of record in Instrument No. 20170721-0074086, Register's Office for Davidson County, Tennessee.

Grantor warrants that the subject property is not now, nor has it ever been, his marital residence and that the property is not subject to any marital rights therein.

This is improved property known as 2129 Camille Drive, Antioch, Tennessee, 37013.

And now, I, the said **GERALD G. PATTERSON, Trustee**, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto **EBRAHIM EBRAHIMI and wife, ELHAM MAHMOUDI**, their heirs and assigns, the same property hereinabove described and set forth, to which reference is here made.

IN WITNESS WHEREOF, we have hereunto set our hand(s) on this the 12th June day of ~~May~~, 2020.

MEHRAN D. BAGHI

GERALD G. PATTERSON, Trustee Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, MEHRAN D. BAGHI, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at Office, this 12th June day of ~~May~~, 2020.

Notary Public

My Commission Expires: 10-2-2023

EILEEN K. HOPKINS STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON MY COMMISSION EXPIRES OCTOBER 2, 2023

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, GERALD G. PATTERSON, Trustee, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at Office, this 12th June day of ~~May~~, 2020.

Notary Public

My Commission Expires: 10-2-2023

EILEEN K. HOPKINS STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON MY COMMISSION EXPIRES OCTOBER 2, 2023

TRUE COPY CERTIFICATION

I, GEORGE E. MUDTER, JR., 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 and authenticated according to law.

GEORGE E. MUDTER, JR.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Stacy L. Thomas, a Notary Public for this County and State, George E. Mudter, Jr., who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Stacy L Thomas
Notary's Signature
My Commission Expires: October 2, 2023
Notary Seal:

