Record and Return Mail To:
This Instrument Prepared By:
RUSS COOK AND ASSOCIATES, P.C.
Attorneys at Law
5141 Virginia Way, Suite 220
Brentwood, Tennessee 37027
(615) 370-2444

Prepared from Information
supplied by the parties

NO CONSIDERATION
NO TITLE SEARCH
QUITCLAIM DEED

Address of New Owner:	Send Tax Bills To:	Map and Parcel No.
Amena F. Zebari 305 Brewer Drive Nashville, TN 37211	New Owner	11905016600

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, receipt of which is hereby acknowledged and other good and valuable consideration, **Mizgeen M. Zebari**, ("Grantor") this day has bargained and sold, and hereby quitclaims, conveys and transfers unto **Amena F. Zebari** ("Grantee"), all of his interest in and to a certain tract of land in Davidson County, Tennessee, described more fully as follows:

Land in Davidson County, Tennessee, being Lot No. 18 on the Revised and Corrected Plan of Thompson and Ring's Subdivision of Edenwold Park, as of record in Book 332, Page 29, Register's Office for Davidson County, Tennessee.

SAID Lot No. 18 fronts 50 feet on the westerly side of the Nolensville Pike and runs back 150 feet on the southerly line and 153 – ½ feet on the northerly line, to an alley, measuring 50 feet thereon.

Being the same property conveyed to **Mizgeen M. Zebari and wife, Amena F. Zebari**, by Warranty Deed dated October 22, 1996, from **Gary R. Hernandez and wife, Rita M. Hernandez,** recorded in Book 10234, Page 929, Register's Office of Davidson County, Tennessee.

This conveyance is subject to all matters as shown on the plat of record in Book 332, Page 29, sanitary sewer and/or storm drainage easement and any other easements located on the premises; subject to the rights and claims of parties in possession; and to any and all leases not of public record.

This is improved property known as: **2631 Nolensville Road, Nashville, TN 37211**.

(Legal description from prior deed of record).

Karen Johnson Davidson County
Batch# 427471 **DEEDQC**
06/29/2020 09:02:35 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20200629-0069845

IN WITNESS WHEREOF, the Grantor hereby affixes his signature on this the 24 day of June 2020.

Mizgeen M. Zebari

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named **Mizgeen M. Zebari**, with whom I am personally acquainted, and who acknowledged, upon oath, that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 24 day of JUNE 2020.

JOHNNY NACARATO STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY MY COMMISSION EXPIRES 8-16-2020

Notary Public

My Commission Expires:
8/16/20

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

The actual consideration for this transfer is Zero Dollars ($0).

Affiant

Sworn to and subscribed to before me, this the 24 day of June 2020

JOHNNY NACARATO STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY MY COMMISSION EXPIRES 8-16-2020

Notary Public

My Commission Expires:
8/16/20