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

Karen Johnson Davidson County
Batch# 448397 DEEDQC
08/03/2020 09:46:03 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20200803-0085051

NO CONSIDERATION
NO TITLE SEARCH
QUITCLAIM DEED

Prepared from Information supplied by the parties

Address of New Owner:
Amena F. Zebari, Trustee
Amena F. Zebari Revocable Living Trust
305 Brewer Drive
Nashville, TN 37211

Send Tax Bills To:
New Owner

Map and Parcel No.
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, **Amena F. Zebari**, ("Grantor") this day has bargained and sold, and hereby quitclaims, conveys and transfers unto **Amena F. Zebari, Trustee, Amena F. Zebari Revocable Living Trust Agreement dated July 31, 2020** ("Grantee"), all of her 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; and being the same property conveyed to **Amena F. Zebari**, by Quitclaim Deed dated June 24, 2020, from **Mizgeen M. Zebari**, recorded in Instrument No. 20200629-0069845, 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).

IN WITNESS WHEREOF, the Grantor hereby affixes her signature on this the 31st day of July 2020.

Amena F. Zebari

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

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

Witness my hand and official seal this 31st day of July 2020.

Notary Public

My Commission Expires:
9/16/2023

RUSSELL T. COOK
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

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

Affiant

Sworn to and subscribed to before me, this the 31st day of July 2020.

Notary Public

My Commission Expires:
9/16/2023

RUSSELL T. COOK
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY