Karen Johnson Davidson County
Batch# 456716 DEEDQC
08/13/2020 04:02:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20200813-0091031

QUITCLAIM DEED

RYAN TERRELL NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires 05-02-2022

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 13th DAY OF August, 2020.

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY (and return to):
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Khalida Durani	**Same**	**Tract 1: 133-15-72.00** **Tract 2: 147-08-0-200.00** **Tract 3: 133-08-0-048.00**
(NAME) **1200 Old Hickory Blvd.**	(NAME)	
(ADDRESS) **Brentwood, TN 37027**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND, PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

HAMIDULLAH SAFI ("GRANTOR")

HAS/HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO/DOES TRANSFER AND CONVEY UNTO

KHALIDA DURANI ("GRANTEE")

HIS/HER/ITS/THEIR HEIRS, SUCCESSORS AND ASSIGNS, THAT CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

TRACT 1:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT 21, HERBERT HEIGHTS, SECTION TWO, AS SHOWN ON PLAT OF RECORD IN PLAT BOOK 3500, PAGE 83, IN THE REGISTER'S OFFICE, DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION OF SAID PROPERTY.

BEING THE SAME PROPERTY CONVEYED TO HAMIDULLAH SAFI, BY QUITCLAIM DEED FROM HAMID DURANI, OF RECORD IN INSTRUMENT NUMBER 20141119-0106495, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

TRACT 2:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 25 ON THE PLAN OF SECTION 4, BEVERLY HEIGHTS OF RECORD IN PLAT BOOK 5200, PAGE 263, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY; TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF THE PROPERTY.

SAID LOT NO. 25 FRONTS 60.00 FEET ON THE SOUTHERLY MARGIN OF HOPEWOOD DRIVE AND EXTENDS BACK 179.88 FEET ON THE EASTERLY LINE AND 191.69 FEET ON THE WESTE_RLY LI~E TO A DEAD LINE IN THE REAR, MEASURING 61.15 FEET THEREON.

BEING THE SAME PROPERTY CONVEYED TO HAMIDULLAH SAFI, BY QUITCLAIM DEED FROM HAMIDULAH DURANI, OF RECORD IN INSTRUMENT NUMBER 20151231-0131626, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

TRACT 3:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 104 ON THE PLAN OF SECTION THREE, VALLEY VIEW MEADOWS OF RECORD IN PLAT BOOK 3700, PAGE 93, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF THE PROPERTY.

BEING THE SAME PROPERTY CONVEYED TO HAMIDULLAH SAFI, BY QUITCLAIM DEED FROM HAMIDULAH DURANI, OF RECORD IN INSTRUMENT NUMBER 20150805-0077630, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD.

*****This instrument has been prepared by information provided by the parties*****
*****No title search was conducted and no representations regarding title have been made by the Drafter*****

These are **improved** properties known as:

Tract 1: 353 Foxglove Drive, Nashville, TN 37211

Tract 2: 4345 Hopewood Drive, Nashville, TN 37211

Tract 3: 238 Cathy Jo Drive, Nashville, TN 37211

Witness our hands this the 04 day of August, 2020.

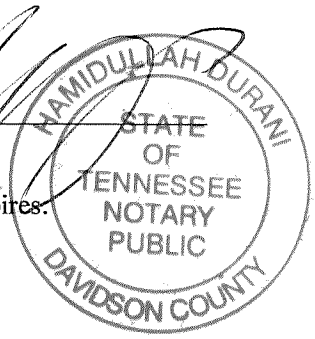
HAMIDULLAH SAFI

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **HAMIDULLAH SAFI**, the within named bargainor, 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 and official seal, this the 4th day of Aug, 2020.



Notary Public

My Commission Expires:

True Copy Certification

I, John Gleaves, 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 Davidson

Personally appeared before me, Gabriel Lutz, a notary public for this county and state, John Gleaves, 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: 10/2/2023
Notary' Seal (if on paper)

GABRIEL LUTZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY