THIS INSTRUMENT PREPARED BY:

Lockeland Law Group, PLC
204 South 11th Street
Nashville, TN 37206
615.650.5100

Karen Johnson Davidson County
Batch# 480299 DEEDQC
09/22/2020 09:45:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20200922-0108455

QUITCLAIM DEED

Address of New Owner(s):	Send Tax Bills to:	Map & Parcel:
Janki Patel Deep Patel 7277 Charlotte Pike #328 Nashville, TN 37209	**New Owner**	114-08-0C-113.00-CO

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Prafulchandra R. Bant and Bakulaben P. Bant, husband and wife, and Janki Patel formerly known as Janki P. Bant, married,** by these presents does hereby quitclaim and convey unto **Janki Patel and Deep Patel, wife and husband,** their heirs, successors and assigns, their right, title and interest in and to the following described tract of land:

Land in Davidson County, Tennessee, Being Unit 109 on the Plan of West Park Phase 3 as established by a Master Deed for West Park Homeowners Association, Inc., of record as Instrument No. 20040304-0024541, as amended by First Amendment and Supplement to the Declaration of Covenants, Conditions, and Restrictions and By-Laws for West Park Homeowner's Association Inc., of record as Instrument No. 20041221-0151636, Register's Office for Davidson County, Tennessee, and also amended in Instrument No. 20060202-0013378, Register's Office for Davidson County, Tennessee to which plan reference is made for a more complete description.

Being the same property conveyed to Prafulchandra R. Bant and Bakulaben P. Bant, husband and wife and Janki P. Bant, married by Warranty deed from Deborah D. Vaughn, unmarried of record in Instrument No. 20170607-0057231 Register's Office for Davidson County, Tennessee, dated June 05, 2017 and recorded on June 07, 2017.

Being also known as 7277 Charlotte Pike #328 Nashville, Tennessee 37209.

STATE OF Tennessee
COUNTY OF Davidson

The actual consideration for this transfer is $ 0.00.

Subscribed and sworn to before me this the 15 day of September 2020.

Affiant

My commission expires:
(Affix Seal)

Notary Public

CATE FINCH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 11-06-2023

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this 15th day of September 2020.

Bant

Prafulchandra R. Bant

B. P. Bant

Bakulaben P. Bant

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named **Prafulchandra R. Bant and Bakulaben P. Bant**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

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Witness my hand and seal this the 15th day of September, 2020.

J. Brandon Miller

Notary Public

My Commission Expires: 5-2-22

J. BRANDON MILLER
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-02-2022

True Copy Certification

I, **Angie Lawless**, 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 **TN**
County of **Davidson**

Personally appeared before me, **J. Brandon Miller**, a notary public for this county and state, **Angie Lawless** 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: 5-2-22

