Prepared by:
Bankers Title & Escrow Corp.
3310 West End Ave., Ste. 540
Nashville, TN 37203
from information supplied by the parties

Karen Johnson Davidson County
Batch# 753974 DEEDQC
11/12/2021 12:56:50 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20211112-0150934

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NO:
Ajay Gupta 263 Pacheco St. Los Altos, CA 94022	New Owner	Map Parcel 07116031800

For and in consideration of love and affection, **Ajay Gupta** (hereinafter called the GRANTOR), does hereby quitclaim and convey unto **Ajay Gupta and Karina Malaney Gupta, Co-Trustees of the AKG Revocable Family Trust u/a dated November 21, 2017**, all of his rights, title and interest in and to a certain tract or parcel of land being more particularly described as follows:

> Land in Davidson County, Tennessee, being Lot No. 37 on the Plan of Map of Thornby Place of record in Plat Book 332, Page 3, 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 AJAY GUPTA by deed from Susannah Rote of record in Instrument No. 20210503-0058925 Register's Office for Davidson County, Tennessee
>
> This property is not now and has never been the residence of the Grantor and is not a marital asset..

This is improved property known as **821 West McKennie Avenue, Nashville, TN 37206.**

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the GRANTOR has hereunder set his/her/our hand(s) this _____ day of April, 2021.

GRANTOR: AJAY GUPTA

STATE OF CALIFORNIA
COUNTY OF ORANGE

Personally appeared before me, the undersigned, a Notary Public of said county and state, **Ajay Gupta** with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 20th day of April, 2021.

SEE ATTACHED
NOTARY PUBLIC

My Commission Expires:

OCTOBER 5th, 2021

STATE OF CALIFORNIA
COUNTY OF ORANGE

The actual consideration for this transfer is $0.00

Affiant

Subscribed and sworn to before me, this 20th day of April, 2021.

- SEE ATTACHED NOTARY FOR QUITCLAIM DEED
NOTARY PUBLIC

My Commission Expires:
OCTOBER 5th, 2021

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT **CIVIL CODE § 1189**

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)
County of ORANGE)

On APRIL 20th, 2021 before me, CHAVON KANE, NOTARY PUBLIC,
Date *Here Insert Name and Title of the Officer*

personally appeared AJAY GUPTA
Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature _____
Signature of Notary Public

CHAVON KANE
COMM...2213310
NOTARY PUBLIC-CALIFORNIA
ORANGE COUNTY
My Term Exp. October 5, 2021

Place Notary Seal Above

OPTIONAL

Though this section is optional, completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document
Title or Type of Document: Quitclaim Deed Document Date: _____
Number of Pages: 2 Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____	Signer's Name: _____
☐ Corporate Officer — Title(s): _____	☐ Corporate Officer — Title(s): _____
☐ Partner — ☐ Limited ☐ General	☐ Partner — ☐ Limited ☐ General
☐ Individual ☐ Attorney in Fact	☐ Individual ☐ Attorney in Fact
☐ Trustee ☐ Guardian or Conservator	☐ Trustee ☐ Guardian or Conservator
☐ Other: _____	☐ Other: _____
Signer Is Representing: _____	Signer Is Representing: _____

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