Karen Johnson Davidson County
Batch# 754006 DEEDQC
11/12/2021 01:36:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20211112-0150976

PREPARED BY:
Closed Title
278 Franklin Road, Suite 160
Brentwood, Tennessee 37027

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value,
whichever is greater, for this transfer is $0.00.

Ram Chamlagai
AFFIANT

CHERYL D BOLANDER STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

Subscribed and sworn to before me
this 2nd day of Nov., 2021.

Cheryl D. Bolander
NOTARY PUBLIC
My Commission Expires: 9/20/2025

ADDRESS OF NEW OWNER:
332 Bart Dr
Antioch,TN 37013
Maita Subba & Gaumati Bohora

SEND TAX BILLS TO:
New Owner

Map & Parcel:
162-03-0-132.00

QUITCLAIM DEED

In consideration of $10.00, and other good and valuable consideration Rai B. Subba , Grantor, does hereby quitclaim and convey all of the undivided right, title and interest to the hereinafter described property toMaita S. Subba, Grantee. Said property conveyed herein is described as follows:

Land in Davidson County, Tennessee, being Lot No. 290 on the Plan of Antioch Park, Section 5 of record in Plat Book 4460, Page 58, 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 Maita S. Subba and Rai B. Subba, Joint Tenants by Warranty deed from Gazmer and Bishnu Gazmer, Husband and wife of record in Instrument No. 202003180030057 Register's Office for Davidson County, Tennessee, dated March 17, 2020 and recorded on March 18, 2020.

This is real property commonly known as 332 Bart Drive, Antioch, TN 37013.

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

Grantor makes no warranties as to the state of the title to the property but acquits any claim that Grantor has to said property and for that purpose thereof, makes this conveyance to Grantee.

This instrument has been prepared based solely upon information provided by the parties, and without the benefit of a title search.

IN WITNESS WHEREOF, the said parties hereto have hereunto set their signatures on this the 2nd day of November, 2021.

Rai B. Subba

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public for the State and County the aforesaid, Rai B. Subba, with whom I am personally acquainted (or who proved to me his/her identity on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office, this 2nd day of November, 2021.

Cheryl A. Bolander
Notary Public

My Commission Expires: 9/20/2025

CHERYL D BOLANDER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

TENNESSEE CERTIFICATION OF ELECTRONIC DOCUMENT

I, **J. Carlton Drumwright**, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on November 2, 2021.

J. Carlton Drumwright

November 2, 2021
Date

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Sworn and subscribed before me on November 2, 2021.

Notary

My Commission Expires: 12/18/22

ELIZABETH J. BARNES
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY