Johnson Davidson County
Batch # 1097195 DEEDQC
02/02/2024 09:06:36 AM 1 pg
Fees: $12.00 Taxes: $0.00
20240202-0007372

FROM: Daryoosh Hajizadeh
TO : Tahareh Khoshnevis Zadeh

QUITCLAIM DEED

Address of New Owner:
Tahareh Khoshnevis Zadeh
6484 Beckwith Road
Mt.Juliet, TN 37122

Send Tax Bills To:
OWNER

Map & Parcel:
173-35

THIS INSTRUMENT WAS PREPARED BY

Advantage Title and Escrow
1321 Murfreesboro Pike, Ste. 823

Nashville, TN 37217

Prepared from information furnished by the parties

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever greater, for this transaction is
$ -0-

Affiant

Subscribed and sworn to before me this the 1 day of February, 2024

Notary Public
Commission Expires: _____

HILARY JOHNSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 05-09-2026

I, Daryoosh Hajizadeh, do hereby quitclaim to Tahareh Khoshnevis Zadeh, his Heirs and Assigns, all my rights, title and interest in the following land located in DAVIDSON County, Tennessee described as follows: To-Wit:

Being Lot No. 1 on the Plan of Mullins, S/D of record in Book 8250, Page 626, Register's office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and detailed description.

Being the same property conveyed to Masoud John Baluch and Daryoosh Hajizadeh by deed of record in Instrument No. 20000920-0093391 and re-recorded in Instrument No. 20001020-0104420, said Register's office and further conveyed from Masoud John Baluch to Tahareh Khoshnevis Zadeh, of record in Instrument No. 20030416-0050967, said Register's office.

This property has never been used as the Grantors primary residence.

This is Improved property (X) known as 14690 Old Hickory Blvd., Nashville, TN 37217.

Witness our hand(s) this the 24 day of January, 2024.

Daryoosh Hajizadeh

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Daryoosh Hajizadeh the bargainor(s), 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 or the purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee, this the 24 day of January, 2024.

Notary Public
Commission Expires: _____

HILARY JOHNSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 05-09-2026