Davidson County
1829 Old Hickory Blvd.

Prepared by and Return to:
Tommy C. Estes
MANIER & HEROD, a Tennessee,
Professional Corporation
1201 Demonbreun Street, Suite 900
Nashville, Tennessee 37203
(615) 742-9315

Karen Johnson Davidson County
Batch # 1208291 DEEDQC
11/25/2024 12 12 05 PM 3 pgs
Fees $17 00 Taxes $0 00
20241125-0091985

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP/PAR. NO.
Sami 2024 Joint Revocable Trust **c/o M. Bagher Sami and** **Fatemeh Sami, Co-Trustees** **1829 Old Hickory Blvd.** **Brentwood, TN 37027**	**SAME**	**Map- 158** **Parcel- 82**

FOR AND IN CONSIDERATION of One Dollar ($1), the receipt of which is hereby acknowledged, M. BAGHER SAMI and FATEMEH SAMI, husband and wife (hereinafter referred to as "Grantor"), by these presents, does hereby quitclaim and convey unto M. BAGHER SAMI and FATEMEH SAMI, TRUSTEES of the SAMI 2024 JOINT REVOCABLE TRUST dated November 22, 2024, (hereinafter "Grantee), its successors and assigns, with full power to mortgage, sell, encumber, restrict and convey all of their right, title and interest in and to the following described property located in the Davidson County, Tennessee:

> The following property, described as being in Brentwood, County of Davidson, State of Tennessee, to-wit:
>
> Land in Davidson County, Tennessee, being Lot 1 Laurelwood, as shown on plat of record in Plat Book 4460, page 121, 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 M. Bagher Sami and Fatemeh Sami, husband and wife, by Special Warranty Deed dated December 2, 2013, of

record as Instrument No. 20131226-0129903 in the Register's Office, Davidson County, Tennessee.

This is improved property known as 1829 Old Hickory Blvd., Brentwood, Tennessee 37027.

The legal description stated above has been taken from the prior Special Warranty Deed conveying the interest in said property to Grantor. This transfer is by quitclaim and Grantor makes no warranties about the title.

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

WITNESS MY HAND this 22nd day of November, 2024.

M. Bagher Sami

M. BAGHER SAMI, Grantor

Fatemeh Sami

FATEMEH SAMI, Grantor

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me Tommy C. Estes, a Notary Public of this County, M. BAGHER SAMI, 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, at office, this 22nd day of November, 2024.

Tommy C. Estes

Notary Public
My Commission Expires: 03-08-2028

TOMMY C. ESTES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires March 8, 2028

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me Tommy C. Estes, a Notary Public of this County, FATEMEH SAMI, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS MY HAND, at office, this 22ND day of November, 2024.

Tommy C. Estes

Notary Public
My Commission Expires: 03-08-2028

TOMMY C. ESTES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires March 8, 2025

THIS CONVEYANCE IS EXEMPT FROM TENNESSEE RECORDATION TAX PURSUANT TO TENNESSEE CODE ANNOTATED, Section (a)(1)(C)(vi) [formerly SECTION 67-4-409(a)(3)(F)].