BILL GARRETT, Davidson County
Trans:T20160031404 DEEDQC
Recvd: 04/18/16 12:18 5 pgs
Fees:27.00 Taxes:0.00
20160418-0037091

THIS INSTRUMENT PREPARED BY:
Midtown Title, LLC
1704 Charlotte Avenue #105
Nashville, Tennessee 37203
M16-1522

Address New Owner(s)	Send Tax Bills To:	Map-Parcel Number(s)
786 Properties, LLC 1125 Banbury Lane Brentwood, TN 37027	New Owner	071-08-0-096.00 133-16-0A-203.00 182-00-0-080.00 061-15-0-296.00

WHEN RECORDED RETURN TO
Midtown Title, LLC
1704 Charlotte Avenue, #105
Nashville, TN. 37203
File No. M15-1718

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $-0-

Affiant

Subscribed and sworn to before me, this the 15th day of April, 2016.

Notary Public

My Commission Expires: _____
(Affix Seal)

C. M. CORRIVEAU
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 7, 2017

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One ($1.00) Dollar, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, the undersigned **Jahed Kamal**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and quitclaim to **786 Properties, LLC, a Tennessee limited liability company,** hereinafter called the Grantee, and Grantee's successors and assigns, all of Grantor's interest in and to that certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to-wit:

LEGAL DESCRIPTION IS ATTACHED ON EXHIIBT "A"

This property is not a marital residence of the Grantors and as such is not subject to any homestead, dower or other marital interest as contemplated by T.C.A. 260-2-307 or other similar statue.

This instrument was prepared from information supplied by the parties. No title examination, survey, or settlement has been performed and Midtown Title, LLC shall not be responsible for any matter that could have been resolved by a title examination, survey, or settlement.

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.

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

IN WITNESS WHEREOF, this instrument has been executed this the 15th day of April, 2016.

Jahed Kamal

STATE OF _____

COUNTY OF _____

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared **Jahed Kamal**, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained.

IN WITNESS WHEREOF, this the _____ day of_____, **2016.**

Notary Public
My Commission Expires: 12/16/19

Please see attached
4/14/16

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 Contra Costa)

On 4/14/16 before me, Tricia K Tamura, Notary Public,
Date *Here Insert Name and Title of the Officer*

personally appeared Jahed Kamal
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.

TRICIA K. TAMURA
Commission # 2134129
Notary Public - California
Contra Costa County
My Comm. Expires Dec 16, 2019

Signature Tricia K Tamura
Signature of Notary Public

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: Quit Claim Deed Document Date: 4/14/16
Number of Pages: _____ Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

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

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

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EXHIBIT "A"
LEGAL DESCRIPTION

TRACT I:
Land in Davidson County, Tennessee, being Lot No 205 on the Map of Section One, Joywood Heights, of record in Book 1130, Page 91, Register's Office for said County.

Said Lot No. 205 fronts 50 feet on the east side of Overby Drive and runs back between parallel lines 125 feet to a dead line.

Being the same property conveyed to Jahed Kamal, married, as his sole and separate property, by Warranty Deed from Deborah Massey, unmarried and Sally Ann Hines Fradosh, married, dated January 8, 2016, of record in Instrument No. 20160119-0005203, Register's Office for Davidson County, Tennessee.

This is improved property located at: 2005 Overby Road, Nashville, TN 37207

TRACT II:
Land in Davidson County, Tennessee, Being Unit No. P-3 on the Plan of Barcelona Condominiums created under Title 66 Chapter 27, Section 101, et seq., as amended, Tennessee Code Annotated, as established by a Master Deed of record in Book 6400, Page 801, Register's Office for Davidson County, Tennessee, together with an undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the Plat of Barcelona Condominium, of record in Book 6400, Page 839, said Register's Office, for a more complete identification and description.

Being the same property conveyed to Jahed Kamal, an unmarried man, by Warranty Deed from Reginald Stinson, married, dated August 6, 2015, of record in Instrument No. 20150811-0080101, Register's Office for Davidson County, Tennessee.

This is improved property located at: 270 Tampa Drive, Unit P-3, Nashville, TN 37211

TRACT III:
Land in the 5th Civil District of Davidson County, Tennessee, described according to a survey by E.L. Miller and Co., Surveyors, dated May 12, 1970, as follows:

Beginning at a point in the center line of Old Hickory Blvd. at the northeast corner of Edwards property; thence N. 51 degrees 55 minutes E. 238 feet along said center line to a point; thence continuing N. 45 degrees 25 minutes E. 203.5 feet along said center line to a point; thence S. 83 degrees 30 minutes E. 60 feet to a point; thence S. 4 degrees 00 W 675 feet to a corner post; thence N. 86 degrees 50 minutes W. 56.3 feet to a concrete monument; thence N. 36 degrees 40 minutes W. 484 feet to the point of beginning and containing 3.3 acres, more or less.

Being the same property conveyed to Jahed Kamal, an unmarried man, by Warranty Deed from Cathy Myatt and Jonathan Huettig, dated June 3, 2015, of record in Instrument No. 20150605-0052841, Register's Office for Davidson County, Tennessee.

This is improved property located at: 13371 Old Hickory Blvd, Antioch, TN 37013

TRACT IV:
Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of Ross T. Hughes Subdivision of Lot 11 of the Patterson Young Subdivision, as of record in Book 547, page 174, register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate legal description

Being the same property conveyed to Jahed Kamal, by Warranty from Christopher Lee, unmarried, July 31, 2015, of record in Instrument No. 20150805-0077750, Register's Office for Davidson County, Tennessee.

This is improved property located at: 1008 Gillock Street, Nashville, TN 37216