Davidson County DEEDQC
Recvd: 05/03/17 15:29 4 pgs
Fees:22.00 Taxes:0.00
20170503-0043970

This Instrument prepared by:

K. David Bradley, Jr., Esq., Tennessee Bar No. 12873
8845 Leatherwood Road, Salt Lick, Kentucky 40371

Return to: Title365-Pittsburgh, 345 Rouser Road, Suite 101, Pittsburgh, PA 15108

File No.: OS3300-17006019

Name and Address of New Owner:	Name and Address of Entity Responsible for Payment of Real Property Taxes.	Tax Map Parcel No.:
Magdy Mikheil and Salwa Gerges	Magdy Mikheil	150130A01800CO
2004 Hamilton Glen Drive	2004 Hamilton Glen Dr.	
Antioch, TN 37013-1467	Antioch TN 37013	

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR AND IN CONSIDERATION of the sum of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, cash in hand paid, the receipt and legal sufficiency of which are hereby acknowledged MAGDY MIKHEIL and SALWA GERGES erroneously of record as SALWA GEAGES, husband and wife, hereinafter referred to as "Grantor", does hereby convey, transfer, remise, release, relinquish and quitclaim unto MAGDY MIKHEIL and SALWA GERGES, husband and wife, as joint tenants with rights of survivorship, hereinafter referred to as "Grantee", whose mailing address is: 2004 Hamilton Glen Drive, Antioch, TN 37013-1467, their heirs and assigns forever, all of Grantor's right, title and interest in and to the following property being situated and located in the County of Davidson, State of Tennessee together with all improvements located thereon, and being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 118 on the Final Plat of Hamilton Glen, of record in Instrument No. 20020110-0004038, Register's Office for said County, to which plat reference is hereby made for a more complete legal description.

Tax ID No.: 150130A01800CO

Being the same property conveyed from Amara Sacko and wife, Zeinabou Sow to Magdy Mikheil and wife, Salwa Geages by deed dated May 30, 2006 and recorded June 2, 2006 in Instrument Number 20060602-0065463 in the Office of the County Recorder of Deeds for Davidson County, Tennessee.

Statement required by T.C.A. 66-24-121: The foregoing legal description is the same as contained in the previous deed of record.

The above-described property is improved property having a street address of 2004 Hamilton Glen Drive, Antioch, TN 37013-1467.

The words "Grantor" and "Grantee" shall include their respective successors and assigns where the context requires or permits.

THIS CONVEYANCE is made subject to all easements, and building or use restrictions of record, including, but not limited to, those for public roads and highways, restrictive covenants, utilities, railroads, and pipelines. The conveyance is also subject to all applicable zoning, ordinances, statutes, rules, or regulations, as amended.

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this 27th day of April, 2017.

Magdy Mikheil
MAGDY MIKHEIL

Salwa Gerges erroneously of record as Salwa Geages

SALWA GERGES erroneously of record as SALWA GEAGES

STATE OF TENNESSEE
COUNTY OF Davidson

I, the undersigned Notary Public, in and for the County and State aforesaid, do hereby certify that MAGDY MIKHEIL, with whom I am personally acquainted (or who has proved to me their identity on the basis of satisfactory evidence), has, upon oath, acknowledged the same before me and has executed the foregoing instrument for the purpose therein contained, by signing his name(s), on this 27th day of April, 2017.

Karen R. Campbell
Notary Public
My Commission expires: Nov. 6, 2017

KAREN R. CAMPBELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires November 6, 2017

STATE OF TENNESSEE
COUNTY OF Davidson

I, the undersigned Notary Public, in and for the County and State aforesaid, do hereby certify that SALWA GERGES erroneously of record as SALWA GEAGES, with whom I am personally acquainted (or who has proved to me their identity on the basis of satisfactory evidence), has, upon oath, acknowledged the same before me and has executed the foregoing instrument for the purpose therein contained, by signing her name(s), on this 29th day of April, 20 17.

Karen R. Campbell
Notary Public
My Commission expires: Nov. 6, 2017

KAREN R. CAMPBELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires November 6, 2017

VALUATION AFFIDAVIT

We, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $ 10.00.

Magdy Mikheil
MAGDY MIKHEIL

Salwa Gerges
SALWA GERGES

Subscribed and sworn to before me this 29th day of April, 2017.

Karen R. Campbell
Notary Public
My Commission expires: Nov. 6, 2017

State of Tennessee
County of Davidson

KAREN R. CAMPBELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires November 6, 2017

TRUE COPY CERTIFICATION

I *Mark Bauwin*, DO HEREBY MAKE OATH THAT I AM A LICENSED ATTORNEY AND/OR THE CUSTODIAN OF THE ELECTRONIC VERSION OF THE ATTACHED DOCUMENT TENDERED FOR REGISTRATION HEREWITH AND THAT THIS IS A TRUE AND CORRECT COPY OF THE ORIGINAL DOCUMENT EXECUTED AND AUTHENTICATED ACCORDING TO LAW.

SIGNATURE

STATE OF PENNSYLVANIA

COUNTY OF ALLEGHENY

PERSONALLY APPEARED BEFORE ME, *SHANNON MCINTYRE*, A NOTARY PUBLIC FOR THIS COUNTY ALLEGHENY AND STATE OF PENNSYLVANIA WHO ACKNOWLEDGES THAT, *MARK BAUWIN* PERSONALLY APPEARED AND AFFIRMS THAT THIS CERTIFICATION OF AN ELECTRONIC DOCUMENT IS TRUE AND CORRECT AND WHOSE SIGNATURE I HAVE WITNESSED.

Notary Signature

06/18/2020

Notary Commission Expires

COMMONWEALTH OF PENNSYLVANIA
NOTARIAL SEAL
SHANNON MCINTYRE
Notary Public
MOON TWP, ALLEGHENY COUNTY
My Commission Expires Jun 18, 2020