Karen Y Johnson Davidson County
Batch# 144334 DEEDQC
09/24/2018 10:00:28 AM 1 pg
Fees: $12.00 Taxes: $0.00
20180924-0094220

This Instrument Was Prepared By & Return To:
Gregory S. Perrone, PC
109 Westpark Drive, Suite 330
Brentwood, TN 37027

New Owner(s):	Send Tax Bills To:	Map and Parcel #
Magdi Hanna **100 Truman Road** **Franklin, TN 37064**	**New Owner**	**182-12-0A-112.00 CO**

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF TEN DOLLARS ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, **Karas Homes, LLC, a Tennessee limited liability company**, by these presents do hereby quitclaims and conveys unto **Magdi Hanna, married**, his heirs and assigns, all his right, title and interest in and to the following described tract of land:

Land in Davidson County, Tennessee, being Lot(s) 217, as shown on the map entitled Section Five, Apple Valley, of record as Instrument No. 20060315-0029579, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being a portion of the same property conveyed to KARAS HOMES, LLC, by deed from RIDGEVIEW PROPERTIES, LLC, A TENNESSEE LIMITED LIABILITY COMPANY, of record in Instrument No. 20150915-0093622, dated September 3, 2015, said Register's Office.

This is ____improved __**X**__ unimproved property known as **7220 Wild Apple Court, Antioch, TN 37013.**

This Quit Claim Deed was prepared without benefit of a title search but was prepared solely based on information provided by the grantor.

THIS CONVEYANCE IS MADE SUBJECT TO TAXES FOR THE CURRENT YEAR, ANY AND ALL ZONING REGULATIONS, RESTRICTIONS, SETBACK LINES, EASEMENTS, AND ENCUMBRANCES OF RECORD, IF ANY, AS MAY AFFECT THE PREMISES.

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.

Magdi Hanna Managing Member
Karas Homes, LLC a Tennessee limited liability company
By: Magdi Hanna
Its: Managing Member

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, Kristen Jacoby, a Notary Public of said County and State, personally appeared **Magdi Hanna,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Managing Member (or other officer authorized to execute the instrument) of **Karas Homes, LLC, a Tennessee limited liability company**, the within named bargainor, and that he as such Managing Member of the within named bargainor executed the foregoing instrument for the purposes therein contained, by signing the name of the **Magdi Hanna** by himself as its Managing Member.

Witness my hand this 21 day of September, 2018.

KRISTEN JACOBY STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

Kristen Jacoby
Notary Public
My commission expires: 10-3-2020

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration for this transfer of property is **$0.00** and no other monetary consideration.

Affiant

Sworn to and subscribed before me this 21 day of September, 2018.

KRISTEN JACOBY STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

Kristen Jacoby
Notary Public
My commission expires: 10-3-2020