QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 372442 DEEDQC
03/16/2020 08:17:08 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20200316-0028484

BECKY A. MEAD STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF RUTHERFORD

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

The actual consideration or value, whichever is greater, for this transfer is $0.00

Samuel Aziz
Affiant

Subscribed and sworn to before me, this 11th day of March 2020.

Becky A. Mead
Notary Public

My commission expires: 06/28/2021
(Affix Seal)

THIS INSTRUMENT WAS PREPARED BY
East Main Title, LLC, 117 East Main St., Murfreesboro, TN 37130
No title exam requested or performed

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Samuel Aziz 1389 Rockglade Run Antioch, TN 37013	NEW OWNER	164 07 0A 243.00 CO

IN ORDER TO PERFECT TITLE IN THE GRANTEES, WE, the undersigned, **SAMOUIL A. ABDELMALAK AND MARCEL AZER, HUSBAND AND WIFE, N/K/A SAMUEL AZIZ AND MARCEL AZIZ, HUSBAND AND WIFE,** do hereby transfer, convey and quitclaim unto **SAMUEL AZIZ AND MARCEL AZIZ, HUSBAND AND WIFE,** their heirs and assigns, forever, all of our rights, title, claim and interest in and to the following described real estate situated in Davidson County, Tennessee, to-wit:

Being all of Lot No. 213, on the plan of Harvest Grove, Section Three, according to plat and survey appearing of record in Instrument No. 20160429-0042362, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of location and description of said lot.

Being the same property conveyed to Samouil A. Abdelmalak and Marcel Azer, husband and wife by Warranty Deed from Ole South Properties, Inc., a Tennessee Corporation, dated July 25, 2017 appearing of record in Instrument No. 20170803-0079010, of the Register's Office of Davidson County, Tennessee.

This conveyance is made subject to Declaration of Covenants, Restrictions and Conditions contained in instrument of record in Instrument No. 20060628-0077382; Easement and Right of Way for Tennessee Valley Authority of record in Book 4418, page 491, and in Book 4473, page 613; Easement for Sanitary Sewers and/or Storm Drainage, Watermains, Pumps, and Appurtenances of record in Instrument No. 20160802-0079381; Charter for Homeowner's Association of record in Instrument No. 20060519-0059378; Stormwater Detention Agreement of record Instrument No. 20060726-0090037, Instrument No. 20040707-0080492, and in Instrument No. 20051005-0119710; and to any and all matters shown on said plat and survey of record in Instrument No. 20160429-0042362; all of said Register's Office.

THIS CONVEYANCE is made subject to all restrictions, easements and setback lines that are applicable to the above described property, and of record, and to all zoning and subdivision restrictions of the appropriate governmental body.

This instrument was prepared by information supplied by the parties, and the preparer makes no representation as to the description of or status of title to the property described herein.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 11th day of March 2020.

Samuel Aziz

Samuel Aziz

Marcel Aziz

Marcel Aziz

STATE OF TENNESSEE

COUNTY OF RUTHERFORD

Personally appeared before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, the within named SAMUEL AZIZ, 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 (QUITCLAIM DEED) for the purposes therein contained.

WITNESS my hand and seal at office this 11th day of March 2020.

BECKY A. MEAD STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF RUTHERFORD

Becky A Mead

Notary Public

My Commission expires: 06/28/2021

STATE OF TENNESSEE

COUNTY OF RUTHERFORD

Personally appeared before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, the within named MARCEL AZIZ, 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 (QUITCLAIM DEED) for the purposes therein contained.

WITNESS my hand and seal at office this 11th day of March 2020.

BECKY A. MEAD STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF RUTHERFORD

Becky A Mead

Notary Public

My Commission expires: 06/28/2021