Karen Johnson Davidson County
Batch# 417975 DEEDQC
06/18/2020 08:36:12 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20200618-0063726

ADDRESS NEW OWNERS AND
SEND TAX BILLS:
BAHA A. NASER

710 W. Old Hickory Blvd.
Madison, TN 37115

This instrument prepared by:
TIMOTHY D. FERGUSON
Attorney at Law
365 West Main Street
Hendersonville, TN 37075

MAP PARCEL NUMBER:
42 - 11 - 012.00

QUITCLAIM DEED

This instrument is made and entered into this the 9th day of June, 2020, by **FAYZEH H. MAHMOUD (aka FAYSEH H. MAHOUD),** GRANTOR and **BAHA A. NASER,** GRANTEE.

WITNESSETH:

THAT FOR AND IN CONSIDERATION of the sum of One ($1.00) Dollar cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, GRANTOR hereby conveys, transfers, remises, releases, relinquishes and quitclaims to GRANTEE, his heirs, successors and assigns all of GRANTOR'S right, title and interest in and to the following described real estate, to wit:

Land in the 11th Civil District of Davidson County, Tennessee, and being described as follows:

Said Tract or parcel of land lying north of Lot No. 52 and the northwest of Lot No. 52 as shown on the map of Section III of Morning View Subdivision, as of record in Book 2083, Page 112, Register's Office for said County and described as follows:

Beginning at a point on the northerly margin of Old Hickory Boulevard (Hall's Lane Section), at a concrete monument at the southwest corner of Lot 53 shown said Section III, Morning View Subdivision, above referred to; thence with the margin of said Old Hickory Boulevard, north 85° 53 minutes west 42.21 feet to the beginning of a curve and continuing with the margin of said Boulevard westerly along a curve having a radius of 739.5 feet, a distance of 141.56 feet to a point; thence leaving said road north 4° 02 minutes east 220.05 feet; thence north 69° 45 minute 30" east 100 feet to the most westerly corner of Lot 52 shown on said plan; thence with the line of Lot 52 south 59° 23 minutes 50" east 102.28 feet to a concrete monument, a corner of Lots 52 and 53; thence along the westerly line of Lot 53, south 4° 07 minutes west 202 feet to the beginning, containing 0.98 acre, more or less.

Being the same property conveyed to Fayseh H. Mahmoud, by Quitclaim Deed from Baha A. Naser, dated November 2, 2007, recorded November 15, 2007, in Instrument No. 20071115-0134198, Register's Office for Davidson County, Tennessee. Fayzeh H. Mahmoud and Fayseh H. Mahmoud being one and the same person.

FERGUSON & BELOTE
ATTORNEYS AT LAW
365 WEST MAIN STREET
HENDERSONVILLE, TN
37075
615-824-0989

Subject to all matters shown on the above referenced plat and to restrictions of record.

This is improved property known as 710 W. Old Hickory Blvd, Madison, Tennessee 37115.

Executed on the date first above written.

FAYZEH MAHMOUD

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned Notary Public of said county and state, FAYZEH H. MAHMOUD, 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 and seal at office this 9th day of June, 2020.

NOTARY PUBLIC

ELIZABETH C MCDANIEL STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY My Commission Expires

My Commission Expires: May 25, 2022

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value, whichever is greater, for this transfer is $NONE.

AFFIANT

Subscribed and sworn to before me, this the 9th day of June, 2020.

NOTARY PUBLIC

ELIZABETH C MCDANIEL STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY My Commission Expires

My Commission Expires: May 25, 2022

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