QUITCLAIM DEED

LAUREN JONES
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
My Commission Expires 10-17-2021

J-SB-HFR-21-3165

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF March, 2021.

Notary Public

MY COMMISSION EXPIRES: 10.17.21
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Sammy K. Said and wife, Marian Fangary	**New Owner**	
(NAME) **7060 Red Apple Rd.,**	(NAME)	**150-00-0-040.00**
(ADDRESS) **Antioch, TN 37013**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **SAMMY SAID,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **SAMMY K. SAID AND WIFE, MARIAN FANGARY** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, described as follows: Beginning at an iron pin found at the Northeast corner of 3165 Anderson Road at the Northeast corner of 3161 Anderson Road being being on the South margin of Anderson Road, thence following the margin of Anderson Road travel S 81-03-46 E 136.31' to a point, Thence S 7-36-24 W 437.76' to a point on the Southeast corner of Tract 2 this survey, Thence N 82-58-09 W 133.98' to an iron pin on the East line of Parcel 15000003700 RODC, Thence N 9-15-39 E 101.94' to the Southeast corner of 3161 Anderson Road; Thence N 6-45-31 E 403.58' to the point of beginning, containing 66941.07 SF or 1.53 acres, more or less, according to a survey by Elkins Surveying Co. dated March 8, 2018.

Being the same property conveyed to Sammy Said of record in 20210310-0031168, Register's Office for Davidson, Tennessee.

This Instrument was prepared with information supplied by the Grantees. No title examination was performed to validate the accuracy of title. Therefore the preparer does not accept liability for this Instrument.

This is **improved** property known as: **3165 Anderson Road, Antioch, Tennessee 37013**.

Karen Johnson Davidson County
Batch# 588490 **DEEDQC**
03/10/2021 08:44:13 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20210310-0031170

Witness my/our hand(s) this the 3 day of March, 2021.

Sammy Said

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, SAMMY SAID, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 2nd of March, 2021.

Notary Public
My Commission Expires: _____
(SEAL)

C LOY CARNEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-07-2024

RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212