QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24 TH DAY OF June, 2021.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

ASHLEY S. RUDY
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
MY COMMISSION EXPIRES 3-1-2023

THIS INSTRUMENT PREPARED FROM INFORMATION PROVIDED BY THE PARTIES WITHOUT THE BENEFIT OF TITLE SEARCH AND/OR TITLE POLICY

Karen Johnson Davidson County
Batch# 664854 DEEDQC
06/25/2021 08:38:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20210625-0086219

THIS INSTRUMENT WAS PREPARED BY
Music City Title & Escrow, Inc.
2323 21st Avenue South, Suite 306
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Nuha Alaw **Hala Alaw** **Raja Mahmoud**	**Shelter Mortgage Company**	**188-10-0A-108.00C0**
(NAME) **1419 Winding Creek Drive** **Nolensville, TN 37135**	(NAME) **4000 W. Brown Deer Rd.** **Brown Deer, WI 53209**	

FOR AND 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, I, **RAJA MAHMOUD, an unmarried woman,** HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO QUITCLAIM AND CONVEY UNTO **NUHA ALAW, an unmarried woman,** HEREINAFTER CALLED A GRANTEE(S), **forty percent (40%) of my ownership interest** and to **HALA ALAW, an unmarried woman,** HEREINAFTER CALLED A GRANTEE(S), **forty percent (40%) of my ownership interest for a total conveyance of eighty percent (80%) of my ownership interest in** A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT TO GRANTEES, THEIR HEIRS AND ASSIGNS:

Land in Davidson County, Tennessee, being Lot No. 108 on the Plan of Carothers Crossing, Phase 2, Section 2, Lots 62-123 Final Plat Subdivision, of record in Instrument No. 20070807-0093935, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Regent Homes, LLC, a Tennessee limited liability company, by Special Warranty Deed from WM Sub CC, LLC, a Tennessee limited liability company, of record in Instrument No. 20170303-0021527, Register's Office for Davidson County, Tennessee, dated February 28, 2017 and recorded on March 3, 2017.

Being the same property conveyed to Nuha Alaw, Hala Alaw and Raja Mahmoud by Warranty Deed from Regent Homes, LLC, a Tennessee Limited Liability Company, of record in Instrument No. 20170809-0081692, Register's Office for Davidson County, Tennessee, dated August 4, 2017 and recorded on August 9, 2017.

THE PREPARER OF THIS DEED DID NOT PERFORM A TITLE SEARCH ON THE AFOREMENTIONED PROPERTY. THIS QUITCLAIM DEED WAS PREPARED USING INFORMATION SUPPLIED BY THE PARTIES AND PREPARER HEREBY WAIVES ANY WARRANTY OR ACCURACY OF TITLE.

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my/our hand(s) this 24th day of June, 2021.

GRANTOR:

RAJA MAHMOUD

ASHLEY S. RUDY
STATE OF TENNESSEE
NOTARY PUBLIC
SUMNER COUNTY
MY COMMISSION EXPIRES 3-1-2025

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this the 24th day of June, 2021, before me personally appeared Raja Mahmoud, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument for the purposes therein contained.

Notary Public
My Commission Expires:

Certificate of Authenticity

I, Alexandra McDaniel, 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 Tennessee

County of Davidson

Personally appeared before me, Ashley Rudy, a notary public for this county and state, Alexandra McDaniel who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

ASHLEY S. RUDY
STATE OF TENNESSEE
NOTARY PUBLIC
SUMNER COUNTY
MY COMMISSION EXPIRES 3-1-2025

My Commission Expires: 3/1/25.

Notary's Seal (If on paper)