THIS INSTRUMENT PREPARED BY:
Chapman & Rosenthal Title, Inc.
1620 Westgate Circle, Suite 150
Brentwood, TN 37027

Karen Johnson Davidson County
Batch# 694427 **DEEDQC**
08/11/2021 11:01:57 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20210811-0108292

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual consideration for this transfer is: $-0-.

Affiant

Subscribed and sworn to before me, this 10th day of August, 2021.

Notary Public

My Commission Expires: My Commission Expires March 13, 2022

JAMES ALEXANDER STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON

QUITCLAIM DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
Shehata Boules and Margreet Hermena PO Box 17571 Nashville, TN 37217	New Owner	120-13-0-074.00 120-13-0-088.00

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **KLS Nashville, LLC, a Tennessee, Limited Liability Company,** (hereinafter referred to as the "Grantor") does hereby quitclaim, transfer and convey to **Shehata Boules and Margreet Hermena, husband and wife,** their heirs and assigns, all of their rights, title and interest in the real property in the County of Davidson, State of Tennessee, and more particularly described as follows:

Tract 1:

Land in Davidson County, Tennessee, being Lot No. 17A on the Plan of Zone Lot Division of Lots 14, 17, 19 & 21 of Section 3, Seven Oaks Estates of record in Plat Book 5200, Page 760, and Book 6250, Page 599, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Tract 2:

Land in Davidson County, Tennessee, being Lot No. 17B on the Plan of Zone Lot Division of Lots 14, 17, 19 & 21 of Section 3, Seven Oaks Estates of record in Plat Book 5200, Page 760, and Book 6250, Page 599 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 KLS Nashville, LLC, a Tennessee Limited Liability Company by Warranty deed from David Schenkel and wife, Kendra Schenkel of record in

Instrument No. 20190520-0047206 Register's Office for Davidson County, Tennessee, dated May 15, 2019 and recorded on May 20, 2019.

Being also known as 1121 and 1123 Tara Ann Court Nashville, TN 37217.

Grantor covenants that they are lawfully seized and possess said real property in fee simple, have a good right to convey it, and that the same is unencumbered, except for 2021 taxes that are not yet due and payable, as well as any restrictions, conditions and easements of record.

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.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 10th day of August, 2021.

KLS Nashville, LLC
By: Shetata Boules, Member

KLS Nashville, LLC
By: Margreet Hermena, Member

STATE OF TENNESSEE,
COUNTY OF DAVIDSON

Before me, the undersigned, of the State and County aforesaid, personally appeared Shetata Boules and Margreet Hermena, 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 members (or other officer authorized to execute the instrument) of KLS Nashville, LLC, a Tennessee Limited Liability Company, the within named bargainor, and that he as such authorized member has executed the foregoing instrument for the purposes therein contained, by signing the name of the company by himself as such aforesaid authorized member.

Witness my hand and official seal, at office in Nashville, Tennessee, this 10th day of August, 2021.

Notary Public

JAMES ALEXANDER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
My Commission Expires March 13, 2022