THIS INSTRUMENT PREPARED BY AND RETURN TO:
Inspire Closing Services
420 Rouser Rd., Suite 500
Moon Township, PA 15108

Karen Johnson Davidson County
Batch# 721953 DEEDQC
09/22/2021 02:16:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20210922-0127569

Grantee Address
Dalia Gergis
8049 Poplarwood Rd
Nashville, TN 37221

Mail Tax Statements to:
Dalia Gergis
8049 Poplarwood Rd
Nashville, TN 37221

QUITCLAIM DEED

THIS INDENTURE, Made this 21st day of July, 2021, by and between Dalia Gergis, a married person of the County of DAVIDSON, State of Tennessee, party/parties of the first part, and Dalia Gergis and Medhat Mansour, a married couple of the County of DAVIDSON, State of Tennessee, party/parties of the second part, (Mailing address of said first named grantee is 8049 POPLARWOOD RD, NASHVILLE TN, 37221).

BEING the same premises which Naveed Azhar Khan and wife, Jill Renee Khan in deed dated 9/28/2015 and recorded 10/7/2015 in the DAVIDSON County Recorder's Office in Deed Book INSTRUMENT# 20151007-0102165, granted and conveyed to Dalia Gergis.

WITNESSETH, that the said party/parties of the first part, in consideration of the sum of TEN AND NO/100 DOLLARS, paid by the said party/parties of the second part, (the receipt of which is hereby acknowledged), do by these presents, REMISE, RELEASE, and FOREVER QUIT-CLAIM unto the said party/parties of the second part, the following described lots, tracts or parcels of land, lying, being and situate in the County of DAVIDSON and State of Tennessee, to-wit:

See Exhibit A attached hereto and made a part hereof

THIS CONVEYANCE is subject to any and all restrictions, easements, setback lines, right-of-ways, conditions plat of record, and encumbrances of record in the Register's Office for the aforesaid County.

All of the estate, right, title and interest of the parties of the first part therein, with the hereditaments and appurtenances thereto pertaining, hereby releasing all claims whatsoever to the said party of the second part, their heirs and assigns forever.

IN WITNESS WHEREOF, The said party/parties of the first part have/has hereunto set hand and seal the day and year above written.

Dalia Gergis
Dalia Gergis

State of TN

County of Davidson (SS)

On this 21 day of July in the year 2021 before me, the undersigned notary public, personally appeared Dalia Gergis, known to me to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged that he/she/they executed the same for the purposes therein contained. In witness whereof, I hereunto set my hand and official seal.

Notary Public
My Com Exp 09/02/24

VALUATION AFFIDAVIT

I, hereby swear or affirm that to the best of the affiant's knowledge, information, and belief, the actual consideration for the transfer is $ 10.00.

Dalia Gergis
Affiant

Subscribed and sworn to before me this 21 day of July, 2021

Notary Public
My Commission Expires: 09/02/24

File No: 955949

TAXPAYER/OWNER: Dalia Gergis
ADDRESS: 8049 POPLARWOOD RD, NASHVILLE TN, 37221

Exhibit A

File No.: 955949

The Land referred to herein below is situated in the County of DAVIDSON, State of TN, and is described as follows:

Land in Davidson County, Tennessee, being Lot No. 40 on the Plan of Poplarwood, Section 2, Revision for Lots 39 and 40 of record in Book 8250, page 977, Register's Office for said County, to which Plan reference is hereby made for a more complete description.

Being the same property as conveyed from Naveed Azhar Khan and wife, Jill Renee Khan to Dalia Gergis, as set forth in Deed Instrument #20151007-0102165, dated 09/28/2015, recorded 10/07/2015, DAVIDSON County, TENNESSEE.

Tax ID: 155 03 0C 040.00

Tennessee Certification of Electronic Document

I, Stephanie Atkins, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on 7/21/2021 (date of document).

Stephanie Atkins
Affiant Signature

8/30/2021
Date

State of Pennsylvania.

County of Allegheny

Sworn to and subscribed before me this 30th day of August, 2021.

Matthew S J
Notary's Signature

MY COMMISSION EXPIRES: 09/10/2022

NOTARY'S SEAL

Commonwealth of Pennsylvania - Notary Seal
Matthew S. Darcangelo, Notary Public
Allegheny County
My commission expires September 10, 2022
Commission number 1340136
Member, Pennsylvania Association of Notaries