Karen Johnson Davidson County
Batch# 861353 DEEDQC
05/23/2022 03:16:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20220523-0059813

This Instrument Prepared by & Return to: Providence Title, LLC
25 Century Blvd, Suite 402, Nashville, TN 37214

QUIT CLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar and no/100 ($1.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, the undersigned, **Makram Abdelseed** ("Grantor"), a married man, hereby sell(s), remise(s), release(s), convey(s), and quit claim(s) unto **Makram Abdelseed and Mirvat Hanna Mabrouk Gaballa,** (Grantee), husband and wife, all of his rights, title, and interests in the following described real property, to wit:

Land in Davidson County, Tennessee, being Lot(s) 15-A, as shown on the map entitled Revised Zone Lot Division Lot Nos. 10-16 & 18-43 Edge-O-Lake Section 21, of record in Plat Book 6250, Page 777, re-recorded in Plat Book 6900, Page 256, amending Plat Book 5200, page 577, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate property description.

Being the same property conveyed to Makram Abdelseed, a married man, by virtue of that certain Warranty Deed dated August 3, 2021, and being of record at Instrument No. 20210811-0108112 and Scrivener's Affidavit at Instrument No. 20210909-0120911 in the Register's Office of Davidson County, Tennessee.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the property. The parties hereto acknowledge that this document was prepared without the benefit of a title search and or survey.

Being all or part of the same property conveyed to Grantor herein by Warranty Deed of record at Instrument Number **20210811-0108112** in said Register's Office.

IN TESTIMONY WHEREOF I/we have executed this instrument the 17 day of **May, 2022.**

MAKRAM ABdelSeed
Makram Abdelseed

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said state and county, **Makram Abdelseed,** with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 17 day of **May, 2022.**

NOTARY PUBLIC

MY COMMISSION EXPIRES: 1-6-25

CARI ALLEN
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 01/06/2025
DAVIDSON COUNTY

For recording information only

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm that to the best of affiant's knowledge, belief and information, the actual consideration for the transfer is **$0.00.**

AFFIANT

SUBSCRIBED AND SWORN before me this the 17 day of **May, 2022.**

NOTARY PUBLIC

MY COMMISSION EXPIRES: 1-6-25

CARI ALLEN
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 01/06/2025
DAVIDSON COUNTY

PROPERTY ADDRESS:	**713 Clearwater Ct.** **Nashville, TN 37217**
TAX PARCEL NO.:	**14908006300**
PROPERTY OWNER:	**Makram Abdelseed and Mirvat Hanna Mabrouk Gaballa**
OWNER'S ADDRESS:	**2069 Valley Brook Drive** **Brentwood, TN 37027**
MAIL TAX BILLS TO:	**Makram Abdelseed and Mirvat Hanna Mabrouk Gaballa** **2069 Valley Brook Drive** **Brentwood, TN 37027**

Certificate of Authenticity

I, Holly A. Mason, 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 5/17/22.

Affiant Signature

5/17/22
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 17 day of ~~April~~ May, 2022.

Notary's Signature

(Notary Seal)

ASHLEE D. PAGE
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 11/08/2022