Karen Johnson Davidson County
Batch# 873314 DEEDQC
06/17/2022 08:08:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20220617-0069297

THIS INSTRUMENT PREPARED BY:
Lockeland Law Group, PLC
204 South 11th Street
Nashville, TN 37206
615.650.5100

QUITCLAIM DEED

Address of New Owner(s):	Send Tax Bills to:	Map & Parcel:
Gahad A. Mohssin 80 Benzing Road Nashville, TN 37013	Paramount Residential Mortgage 1265 Corona Point Ct, #301 Corona, CA 92879	162-07-0-011.00

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Khalid Mohssin, a married man** does hereby quitclaim and convey unto **Gahad A. Mohssin, a married woman,** her successors, representatives, and assigns, her rights, title and interest in and to the following described tract of land in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Lot No. 74 on the Plan of Antioch Park, Section 1, as of record in Book 3600, Page 96 Register's Office for said County.

Said Lot No. 74 fronts 75.80 feet on the Northwesterly side of Benzing Road and extends hack 152.6 feet on the Southwesterly line and 165.2 feet on the Northeasterly line, to a line in the rear on which it measures 76.06 feet.

Being the same property conveyed to Joe L. Taylor, married by Quitclaim deed from Doretha Taylor of record in Instrument No. 20160803-0080377 Register's Office for Davidson County, Tennessee, dated July 25, 2016 and recorded on August 03, 2016.

Being the same property conveyed to Will Cannon by Warranty deed from Joe L. Taylor, married of record in Instrument No. 20200918-0107291 Register's Office for Davidson County, Tennessee, dated September 15, 2020 and recorded on September 18, 2020.

Being the same property conveyed to Khalid Mohssin and Gahad A. Mohssin, Husband and Wife, by Warranty Deed from Will Cannon of record in Insturment No. 20201106-0130575 Register's Office for Davidson County, Tennesee dated October 30, 2020 and recorded on November 6, 2020.

Being also known as 80 Benzing Road Nashville, Tennessee 37013.

This tract is subject to all rights-of-way and/or easements either by record or prescription that a complete title search may reveal.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.00.

Subscribed and sworn to before me this the 10th day of June, 2022.

Affiant

My commission expires: 4-13-2024
(Affix Seal)

Notary Public

JOHN F. SHAH
NOTARY PUBLIC
STATE OF TENNESSEE
COMM. EXPIRES
WILLIAMSON COUNTY

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this 10th day of June, 2022.

Khalid Mohssin

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named **Khalid Mohssin,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath, acknowledged himself that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this 10th day of June, 2022

Notary Public

My Commission Expires: 4-13-2024

JATIN A. SHAH
NOTARY PUBLIC
STATE OF TENNESSEE
MY COMM. EXPIRES
07/13/2024
COUNTY OF WILLIAMSON

Tennessee Certification of Electronic Document

I, Steven T. Mortis, 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 06/13/2022 ____ (date of ~~document~~).

Affiant Signature

06/13/2022
Date

State of TN

County of DAVIDSON

Sworn to and subscribed before me this 13 day of June, 2022.

Notary's Signature

ELIZA WHITFIELD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
NOTARY SEAL
MY COMMISSION EXPIRES MAY 5, 2025

MY COMMISSION EXPIRES: 5-5-2025