This instrument prepared by and after recording return to:

Gregory S. Perrone, PC
109 Westpark Dr., Ste. 330
Brentwood, TN 37027

Karen Johnson Davidson County
Batch# 882801 DEEDQC
07/01/2022 10:12:03 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20220701-0076525

QUIT CLAIM DEED

Address New Owner(s) as follows:	Send Tax Bills To:	Tax Parcel
Mohammed Alsadi, Mustafa Jaafar, Wissam Alsadi 5516 Brookshire Drive Nashville, TN 37211	SAME	148-07-0-181.00

FOR AND IN CONSIDERATION of the sum of Ten Dollars and No/100 ($10.00), cash in hand paid by the Grantee and other good and valuable consideration accepted as cash, the receipt and sufficiency of which are hereby acknowledged, **MOHAMMED ALSADI** (hereinafter referred to as "Grantor"), herein this day bargained, sold and does by these presents bargain, sell, remise, release, and forever **QUITCLAIM** to **MOHAMMED ALSADI, A 50% UNDIVIDED INTEREST, MUSTAFA JAAFAR, A 25% UNDIVIDED INTEREST AND WISSAM ALSADI, A 25% UNDIVIDED INTEREST, AS TENANTS IN COMMON** (hereinafter referred to as "Grantee"; the terms "Grantor" and "Grantee" to include their respective heirs, legal representatives, successors and assigns where the context requires or permits) all of the right, title, interest, claim or demand which Grantor has or may have had in and to the real property described on ***Exhibit "A"*** attached hereto and incorporated herein by reference follows together with all easements, appurtenances, improvements, and fixtures (the "Property").

The Property is being conveyed subject to all matters of record, including without limitation anything shown on any recorded plat; unpaid taxes for 2022 and subsequent years; unpaid assessments; restrictive covenants, easements or set-back lines that may be applicable; zoning restrictions; prior liens or encumbrances as well as any priority created by a fixture filing; and to any matter that an accurate survey of the premises might disclose.

The said Quitclaim Deed was prepared solely upon the information provided by the parties and no title examination or research was requested of or conducted by the preparer thereof.

[*Signatures commence on the following page*]

IN WITNESS WHEREOF, Grantor has hereunto set Grantor's hand and seal as of the 30 day of June, 2022.

GRANTOR:

Mohammed M. Alsadi

Mohammed Alsadi

STATE OF TENNESSEE)
)
COUNTY OF WILLIAMSON)

On this 30 day of June, 2022, before me personally appeared Mohammed Alsadi, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be his/her free act and deed.

Witness ~~my hand and~~ official seal this 30 day of June, 2022.

~~Notary Public~~

My Commission Expires: 10-26-24

GREGORY SCOTT PERRONE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 10-26-2024

AFFIDAVIT OF VALUE

I, Mustafa Jaafar, hereby swear or affirm that, to the best of my knowledge, information and belief, the actual consideration for this transfer or value of the property or interest in property transferred, whichever is greater, is $0.00.

Subscribed and sworn to before me this 30 day of June, 2022.

~~Affiant~~

~~Notary Public~~

My Commission Expires: 10-26-24

GREGORY SCOTT PERRONE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 10-26-2024

Exhibit A

Land in Davidson County, Tennessee, being Lot No. 4 on the Plan of the Amended and Final Section Two of Antioch Commercial P.U.D., of record in Plat Book 6250, page 245, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being also known as 1668 Antioch Pike, Antioch, TN 37013

Being the same property conveyed to Mohammed Alsadi by deed from Stephen R. Gannon and wife, Dawn R. Gannon, of record in Instrument No. 20220318-0031499, Register's Office for Davidson County, Tennessee, dated March 17, 2022 and recorded on March 18, 2022.