Karen Johnson Davidson County
Batch# 906615 DEEDQC
08/23/2022 11:14:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20220823-0095048

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, **Mark Gerges, Maro Gerges, and Mina Shahta** ("Grantors"), , hereby sell(s), remise(s), release(s), convey(s), and quit claim(s) unto , **Mark Gerges, Maro Gerges, Mina Shahta and Marina A. Samaan,** (Grantees), all of our rights, title, and interests in the following described real property, to wit:

Land in Davidson County, Tennessee, being Lot No. 365 on the Plan of Map of Sunrise Heights, Second Plan of record in Plat Book 421, Page 46, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said Lot No. 365 fronts 50 feet on the Northerly side of Veritas Street and runs back between parallel lines, 150 feet to a 15-foot alley.

Being the same property conveyed to Mina Shahta, Mark Gerges and Maro Gerges, tenants in common by Warranty deed from Zach Dorris of record in Instrument No. 20210819-0112348 Register's Office for Davidson County, Tennessee, dated August 13, 2021 and recorded on August 19, 2021.

Grantors warrant that this property has not been used as their primary residence.

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.

IN TESTIMONY WHEREOF I/we have executed this instrument the 16th day of **August, 2022.**

Mark Gerges

Maro Gerges

Mina Shahta

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said state and county, **Mark Gerges, Maro Gerges, and Mina Shahta**, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 16th day of **August, 2022.**

NOTARY PUBLIC

MY COMMISSION EXPIRES: March 17, 2024

CHRIS FEEMSTER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES MARCH 17, 2024

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 22 day of **August, 2022.**

NOTARY PUBLIC

ASHLEE D. PAGE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

MY COMMISSION EXPIRES: 11/08/2022

PROPERTY ADDRESS: **530 Veritas St.**
Nashville, TN 37211

TAX PARCEL NO.: **133-05-0-005.00**

PROPERTY OWNER: **Mark Gerges, Maro Gerges, Mina Shahta and Marina A. Samaan**
OWNER'S ADDRESS: **530 Veritas St. Nashville, TN 37211**

MAIL TAX BILLS TO: **530 Veritas St.**
Nashville, TN 37211

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 August 16 2022.

Affiant Signature

8/22/22
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 22 day of August, 2022.

Notary's Signature

(Notary Seal)

ASHLEE D. PAGE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 11/08/2022