Information was provided from parties involved. No search of public records was performed.

THIS INSTRUMENT PREPARED BY:
Andy Maloney, Esq.
5120 Virginia Way, Suite B13
Brentwood, TN 37027

Address New Owner(s)
Mohammed Osman
517 Landmark Court
Nashville, TN 37211

Send Tax Bills To:
SAME

Map & Parcel No.:
147-11-0-C-011.00

Karen Johnson Davidson County
Batch# 972394 DEEDQC
02/21/2023 09:34:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20230221-0012038

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), and other good and valuable consideration, receipt of which is hereby acknowledged, I, **Adeel Ahmed Khan Mohammed, a married man** ("Grantor") hereby quitclaim and convey unto **Mohammed Osman and Imtiaz Farkhanda, husband and wife** ("Grantees"), their heirs and assigns, all of my right, title and interest in and to a certain tract or parcel of land located in Davidson County, Tennessee and described as follows:

Being Unit No. 11, on the plan of Landmark Townhomes, a Horizontal Property Regime with Private Elements, filed as Exhibit to and established by Declaration of Covenants, Conditions and Restrictions of record in Instrument No. 20080110-0002933, as amended in Instrument No. 20080220-00223435 and Instrument No. 201109830-075885, Register's Office for Davidson County, Tennessee, reference to which is hereby made for a more complete description.

Being the same property conveyed Mohammed Osman and Imtiaz Farkhanda, husband and wife, and Adeel Ahmed Khan Mohammed, a married man, by Warranty Deed from Zachary Steven Seyka and Kassandra Irene Briggs, husband and wife, of record in Instrument Number 20190911-0091703, Register's Office for Davidson County, Tennessee.

This is improved property known as 517 Landmark Court, Nashville, TN 37211.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the property.

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this 20 day of February, 2023

Adeel Ahmed Khan Mohammed

STATE OF TENNESSEE
COUNTY OF Williamson

On this 20 day of February, 2023, before me, the undersigned, personally appeared **Adeel Ahmed Khan Mohammed,** to me known to be the person described in and who executed the foregoing instrument, and who acknowledged the execution of same to be his free act and deed.

IN WITNESS WHEREOF, I have hereunto set my hand and seal.

Linda M Smith My Commission Expires: 8/7/2024
NOTARY PUBLIC

LINDA M. SMITH STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

STATE OF TENNESSEE)
COUNTY OF Williamson)

The actual consideration for this transfer is $-0-.

AFFIANT

Subscribed and sworn to before me, this 20 day of February, 2023

Linda M Smith My Commission Expires: 8/7/2024
NOTARY PUBLIC

LINDA M. SMITH STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

I, Andy Maloney, 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 2/20/2023 (date of document).

Affiant Signature
Date 2/20/2023

State of TN
County of Williamson

Sworn to and subscribed before me this 20 day of February 2023.

Notary's Signature
MY COMMISSION EXPIRES: 8/26/24

LAURA JANE SHOUN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY