WARRANTY DEED

Karen Johnson Davidson County
Batch# 1057715 DEEDWARR
10/04/2023 12:37:30 PM 6 pgs
Fees: $33.00 Taxes: $1,091.50
20231004-0078125

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $295,000.00

Cheryl Bolander
AFFIANT

SUBSCRIBED AND SWORN TO ME ON 10/02/2023.

Elizabeth J. Barnes
NOTARY PUBLIC

MY COMMISSION EXPIRES 11-21-26

ELIZABETH J. BARNES NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

THIS INSTRUMENT PREPARED BY
CLOSED Nashville LLC, 278 Franklin Road
160
Brentwood, TN 37027
file # 2023-4270

ADDRESS OF NEW OWNER	SEND TAX BILLS TO **If left blank please use the address of the new owner**	MAP-PARCEL
Maged Saad and Rimon Mourkos	**NEW OWNERS**	150-05-0-028.00
3732 Lipton Place	**same**	
Antioch, TN 37013		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

Karen Jeanine Head, Richard L. Tillis, Jr., Daniel Jason Piercey, Laura Lee Vokovich, Amanda May Martin, and Rebecca Lee Taylor

HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Maged Saad, unmarried and Rimon Mourkos, married, as tenants in common

HEREINAFTER CALLED THE GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **Davidson** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 243 on the Plan of Section One, Forest View Park of record in Plat Book 3700, Page (s) 109 and 110, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Richard L. Tillis and wife, Johanna M. Tillis and Karen K. Tillis by Warranty deed from Kenneth A. Fike and wife, Charlene Fike of record in Book 8085, page 512, Register's Office for Davidson County, Tennessee, dated March 22, 1990 and recorded on April 10, 1990.

Being the same property conveyed to Joannah M. Tillis by Quitclaim deed from Richard L. Tillis of record in Book 8556, page 54, Register's Office for Davidson County, Tennessee, dated October 31, 1991 and recorded on February 24, 1992. Joannah M. Tillis and Johanna M. Tillis being one and the same person.

Karen K. Tillis, having died testate on August 24, 2021, her interest in said property being devised to Karen Jeanine Head, Daniel Jason Piercey and Laura Lee Vokovich by Last Will and Testament of record in Case No. 22P-1699, Probate Court for Davidson County, Tennessee.

Johanna M. Tillis, having died intestate on January 16, 2022, her interest in said property vesting in her heirs at law: Karen Jeanine Head, Daniel Jason Piercey, Laura Lee Vokovich, Richard L. Tillis, Jr., Amanda May Martin and Rebecca Lee Taylor as shown in probate of record in Case No. 22P-1701, Probate Court for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

TAXES FOR THE YEAR 2023 AND SUBSEQUENT YEARS.

ANY AND ALL EXISTING EASEMENTS, RESTRICTIONS AND MATTERS SHOWN OF RECORD IN THE REGISTER'S OFFICE FOR Davidson, TENNESSEE.

This is property known as 2919 Kinwood Drive Antioch, TN 37013

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand on September 29, 2023.

Karen Jeanine Head

Richard L. Tillis, Jr.

Daniel Jason Piercey

Laura Lee Vokovich

Amanda May Martin

Rebecca Lee Taylor

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, a Notary Public of said County and State, Richard L. Tillis, Jr., Daniel Jason Piercey, Laura Lee Vokovich, and Rebecca Lee Taylor, the within named grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged executing the within instrument for the purposes therein contained.

Witness my hand and official seal, this September 29, 2023.

Notary Public

My Commission Expires: 9/20/2025



STATE OF TENNESSEE

COUNTY OF WILLIAMSON

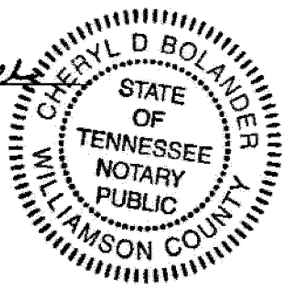
Personally appeared before me, a Notary Public of said County and State, Karen Jeanine Head the within named grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged executing the within instrument for the purposes therein contained.

Witness my hand and official seal, this ~~October~~ September 29, 2023.

-CB

Cheryl D. Bolander

Notary Public



My Commission Expires: 9/20/2025

STATE OF
COUNTY OF

Personally appeared before me, **by audio-visual communication**, the undersigned, an online Notary Public for the State and County the aforesaid, Amanda May Martin, with whom I am personally acquainted (or who proved to me his/her identity on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this _____ day of _____, 2023.

File #: 2023-4270

RECORD & RETURN TO:

CLOSED NASHVILLE, LLC

278 Franklin Road, Suite 160

Brentwood, TN 37027

ANY AND ALL EXISTING EASEMENTS, RESTRICTIONS AND MATTERS SHOWN OF RECORD IN THE REGISTER'S OFFICE FOR Davidson, TENNESSEE.

This is property known as 2919 Kinwood Drive Antioch, TN 37013

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand on September 29, 2023.

Karen Jeanine Head

Richard L. Tillis, Jr.

Daniel Jason Piercey

Laura Lee Vokovich

Amanda May Martin

Amanda May Martin

Rebecca Lee Taylor

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, a Notary Public of said County and State, Richard L. Tillis, Jr., Daniel Jason Piercey, Laura Lee Vokovich, and Rebecca Lee Taylor, the within named grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged executing the within instrument for the purposes therein contained.

Witness my hand and official seal, this September 29, 2023.

Notary Public

My Commission Expires: _____

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, a Notary Public of said County and State, Karen Jeanine Head the within named grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged executing the within instrument for the purposes therein contained.

Witness my hand and official seal, this October _____, 2023.

_____

Notary Public

My Commission Expires: _____

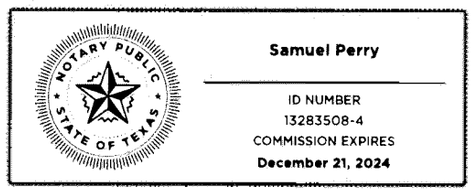
STATE OF Texas
COUNTY OF Johnson

Personally appeared before me, **by audio-visual communication**, the undersigned, an online Notary Public for the State and County the aforesaid, Amanda May Martin, with whom I am personally acquainted (or who proved to me his/her identity on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 2nd day of October, 2023.

Samuel Perry

12/21/2024



Notarized online using audio-video communication

File #: 2023-4270

RECORD & RETURN TO:

CLOSED NASHVILLE, LLC

278 Franklin Road, Suite 160

Brentwood, TN 37027

TENNESSEE CERTIFICATION OF ELECTRONIC DOCUMENT

I, **J. Carlton Drumwright**, 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 October 2, 2023.

J. Carlton Drumwright

October 2, 2023
Date

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Sworn and subscribed before me on October 2, 2023.

Notary

My Commission Expires: 11/21/26

ELIZABETH J. BARNES
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY