THIS INSTRUMENT
PREPARED BY:
American Title & Escrow Services, LLC
1537 Franklin Road, Suite 202
Brentwood, TN 37027

Karen Johnson
Batch # 1080444
12/11/2023 10:21:06 AM
Fees: $12.00 Taxes: $0.00

Davidson County
DEEDQC
2 pgs

20231211-0095225

STATE OF Nevada
COUNTY OF Clark

I hereby swear or affirm that to the best of the affiant's knowledge, information and belief, the actual consideration for this transfer is $0.00.

AFFIANT

Subscribed and sworn to before me this 24 day of November, 2023.

DENISE HARTGROVE
Notary Public - State of Nevada
County of Clark
APPT. NO. 18-4224-1
My Appt. Expires: Sept. 25, 2027

My Commission Expires: 9-25-27

NOTARY PUBLIC

Address New Owners as Follows:
Alec Baker & Hadeel Hammodat, Co-Trustees
2756 Peachwood Circle
Corona, CA 92882

Send Tax Bills To:
NEW OWNER

Map-Parcel ID:
151010A15900CO

QUITCLAIM DEED

In consideration of One Dollar ($1.00), and other good and valuable consideration, **Alec Baker and wife, Hadeel Hamodat,** GRANTOR, hereby quitclaims and conveys all of their undivided right, title and interest to the hereinafter described property to **Alec Baker and Hadeel Hammodat, as Co-Trustees of the Baker & Hammodat Family Revocable Living Trust under agreement dated August 19, 2023,** GRANTEE. Said property is described as follows:

> Land in Davidson County, Tennessee, being Lot No. 159 on the Plan of Chatham Pointe, a Planned Unit Development, of record in Plat Book 6900, Pages 444-447, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.
>
> Being the same property conveyed to Alec Baker and wife, Hadeel Hamodat, by Warranty Deed of record as Instrument No. 20020423-0049891, Register's Office for Davidson County, Tennessee.
> Hadeel Hamodat and Hadeel Hammodat being one and the same person.

Being improved property also known as **3112 Kennebeck Place, Antioch, TN 37013**.

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

Grantor makes no warranties as to the state of the title to the property but acquits any claim that Grantor has to said property and for that purpose thereof, makes this conveyance to Grantee.

This instrument has been prepared based solely upon information provided by the parties, and without the benefit of a title search.

IN WITNESS WHEREOF, the said Grantor(s) have hereunto set their signature(s) on this the 24 day of November, 2023.

GRANTOR:

Alec Baker

Hadeel

Alec Baker **Hadeel Hamodat**

STATE OF Nevada
COUNTY OF Clark

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared **Alec Baker and Hadeel Hamodat,**, with whom I am personally acquainted, (or whose identity was proved to me on the basis of satisfactory evidence) who executed the foregoing instrument for the purposes herein contained.

Witness my hand and seal, at office, this 24 day of November, 2023.

Notary Public

My Commission Expires: 9-25-27

DENISE HARTGROVE
Notary Public - State of Nevada
County of Clark
APPT. NO. 18-4224-1
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