Name and Address of New Owner:
Living Waters Homes, LLC and TN Homes, LLC
1001 Brittain Downs Dr.
Nolensville, TN 37135

Karen Johnson Davidson County
Batch# 1100698 DEEDQC
02/13/2024 03:24:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20240213-0010115

Send Tax Bills To:
New Owners

This Instrument Prepared By:
Greater Nashville Title, LLC
4603 Gallatin Pike
Nashville, TN 37216

Map & Parcel Nos: 081-07-2R-001.00-CO and 081-07-2R-002.00-CO

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and legal sufficiency of which are hereby irrevocably acknowledged **Medhat Wabha and TN Homes, LLC, a Tennessee Limited Liability Company,** "the Grantors," convey and quitclaim unto **Living Waters Homes, LLC, a Tennessee Limited Liability Company and TN Homes, LLC, a Tennessee Limited Liability Company, as tenants in common,** "the Grantees," all my right, title, and interest, if any, to the following described real estate in Davidson County, Tennessee:

> Land in Davidson County, Tennessee, being Unit Nos. A and B, on the Horizontal Property Regime for Declaration of Covenants, Conditions, and Restrictions for Homes at 1914 11th Avenue North, as recorded in the Master Deed of record in Instrument No. 20180914-0091270, Register's Office for Davidson County Tennessee, to all of which reference is hereby made for a more complete description together with an undivided percentage interest in the common elements allocated to said Units as set forth in the Master Deed.
>
> Being the same property conveyed to Medhat Wahba, TN Homes, LLC, and Michael Georgei by Deed of record in Instrument No. 20181120-0114123, Register's Office for Davidson County, Tennessee.
>
> Being the same property conveyed to Medhat Wahba and TN Homes, LLC, by Quitclaim Deed from Michael Georgei, of record in Instrument No. 20200313-0028257, Register's Offcie for Davidson County, Tennessee.
>
> Being improved property known as 1914 11th Avenue North, (Unit A), Nashville, Tennessee 37208 and 1917 Owen Street, (Unit B) Nashville, Tennessee 37208.

GRANTOR, BY EXECUTION OF THIS QUITCLAIM DEED, AND GRANTEES, BY ACCEPTANCE OF AND/OR FILING OF THIS QUITCLAIM DEED, HEREBY ACKNOWLEDGE THAT THIS DEED WAS PREPARED FROM INFORMATION FURNISHED BY THE PARTIES INVOLVED, AND PREPARER MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE OR ACCURACY OF THE LEGAL DESCRIPTION HEREIN AND THAT NO TITLE INSURANCE IS BEING PROVIDED.

IN WITNESS WHEREOF, Grantors have executed this Quitclaim Deed on the 9th day of February, 2024.

Medhat Wabha

TN Homes, LLC, a Tennessee Limited Liability Company

By: _____
Nader Mikhail, Member/Manager

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this 9th day of February, 2024, before me personally appeared **Medhat Wabha**, to me known to be the person described in and who executed the foregoing instrument, and acknowledged that such person executed the same as such person's free act and deed.

Witness my hand, at office, this 9th day of February, 2024.

Notary Signature
My commission expires: 10/20/2026

NATALIE A MCKEE
TENNESSEE NOTARY PUBLIC
My Comm Exp. October 20, 2026
COUNTY OF WILLIAMSON

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, Steven P. Disser, of the state and county mentioned, personally appeared Nader Mikhail, Member/Manager of TN Homes, LLC, a Tennessee Limited Liability Company, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be Member/Manager of TN Homes, LLC, the within named bargainor, a Limited Liability Company, and that such Nader Mikhail, Member/Manager of TN Homes, LLC as such Member/Manager, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the Limited Liability Company as Member/Manager.

Witness my hand, at office, this 9th day of February, 2024.

Notary Signature
My commission expires: 10/20/2026

NATALIE A MCKEE
TENNESSEE NOTARY PUBLIC
My Comm Exp. October 20, 2026
COUNTY OF WILLIAMSON

AFFIDAVIT OF VALUE

The undersigned hereby offers this instrument for recording within the meaning of the statutes of the State of Tennessee under Tenn. Code Ann. Section 67-4-409, and hereby swears and affirms that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $0.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

By: _____
Affiant

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Sworn to and subscribed before me this 9th day of February 2024.

_____
Notary Signature
My commission expires: 3/3/25

STEVEN P. DISSER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

202402130010115

Tennessee Certification of Electronic Document

I, Steven Disser, do hereby make oath that I am a licensed attorney and/or the custodian of the 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 2-9-24.

Affiant Signature

2.9.24
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me on this 9 day of February, 2024.

Notary Signature

My Commission Expires: 5-9-26

