QUITCLAIM DEED

CAMILLE WOODS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 03-20-2028

AJ-QCD-24-1609

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3 DAY OF May, 2024. Camille Woods

Notary Public

MY COMMISSION EXPIRES: 3-20-28

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY (and please return to):

Rudy & Partners, PLLC
2012 21st Avenue South
Nashville, TN, 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Ahmed Sankari, Mohamed N. Sankari, and Mohamed Y. Sankari	**New Owners**	**15800011600 (Davidson)** **008OC06100000 (Williamson)**
(NAME) **7439 Highway 70 S, Apt 146**	(NAME)	
(ADDRESS) **Nashville, TN, 37221**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF ZERO DOLLARS, CASH IN HAND, PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

AHMED SANKARI, FATIMA CHABAREK, AND MOHAMED SANKARI ("GRANTORS")

BY THESE PRESENTS DO HEREBY CONVEY, ASSIGN, AND QUITCLAIM UNTO

AHMED SANKARI, MOHAMED N. SANKARI, AND MOHAMED Y. SANKARI, AS TENANTS IN COMMON WITH RIGHT OF SURVIVORSHIP ("GRANTEES")

THEIR HEIRS, SUCCESSORS, AND ASSIGNS ALL GRANTOR'S RIGHT, TITLE, AND INTEREST IN AND TO THOSE CERTAIN TRACTS OR PARCELS OF LAND IN DAVIDSON COUNTY AND WILLIAMSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

LAND IN DAVIDSON AND WILLIAMSON COUNTIES, TENNESSEE, BEING LOT NO. 59 ON THE PLAN OF DERBY GLEN CLOSE, OF RECORD IN PLAT BOOK 6250, PAGE 90 (DAVIDSON) AND PLAT BOOK 21, PAGE 2 (WILLIAMSON), SAID REGISTER'S OFFICE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO AHMED SANKARI, FATIMA CHABAREK, AND MOHAMED SANKARI, BY WARRANTY DEED, FROM BRUCE YAZDIAN AND GITI YAZDIAN, OF RECORD IN BOOK 2026, PAGE 490, REGISTER'S OFFICE FOR WILLIAMSON COUNTY, TENNESSEE, AND OF RECORD IN INSTRUMENT NO. 20231221-0098599, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD.

*****This instrument has been prepared by information provided by the parties*****
*****No title search was conducted and no representations regarding title have been made by the Drafter*****

Karen Johnson Davidson County
Batch # 1134210 DEEDQC
05/13/2024 11:35:22 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20240513-0035025

This is **improved** property known as: **1609 Old Hickory Boulevard, Brentwood, TN, 37027.**

Witness our hands this the 7 day of May, 2024.

AHMED SANKARI

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **AHMED SANKARI**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged the within instrument was executed for the purposes therein contained.

Witness my hand and official seal, this the 7 day of May, 2024.

Notary Public

My Commission Expires: 3-20-28

CAMILLE WOODS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-20-2028

FATIMA CHABAREK

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **FATIMA CHABAREK**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged the within instrument was executed for the purposes therein contained.

Witness my hand and official seal, this the 29 day of Feb, 2024.

Notary Public

My Commission Expires:

LOGAN BELL
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 06/08/2027
CHEATHAM COUNTY

MOHAMED SANKARI

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **MOHAMED SANKARI**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged the within instrument was executed for the purposes therein contained.

Witness my hand and official seal, this the 29 day of Feb, 2024.

Notary Public

My Commission Expires:

LOGAN BELL
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 06/08/2027
CHEATHAM COUNTY