Karen Johnson Davidson County
Batch# 1157238 DEEDQC
07/11/2024 03:14:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20240711-0052244

This Instrument Prepared by & Return to: Providence Title, LLC
25 Century Blvd, Suite 402, Nashville, TN 37214

QUIT CLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar and no/100 ($1.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, the undersigned, **Chrestina Mikhail, married** ("Grantor"), hereby sells, remises, releases, conveys, and quit claims unto **Diana Amgad and Aymen Hanna, a married couple** (Grantee), all of her rights, title, and interests in the following described real property, to wit:

Land in Davidson County, Tennessee, being Lot No. 2B, Zone Lot Division of Lots 1 and 2, Cherry Hills, Section 12, as of record in Book 6250, Page 174, and now Zone Lot Division recorded in Book 6250, Page 976, said Register's Office, to which reference is hereby made for a more complete and accurate description thereof.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the property. The parties hereto acknowledge that this document was prepared without the benefit of a title search and or survey.

Being all or part of the same property conveyed to Christina Mikhail, with 50% interest, together with Diana Amgad and Aymen Hanna, a married couple with 50% interest, herein by Quit Claim Deed of record at Instrument Number 20210317-0035571 in Register's Office for Davidson County, Tennessee. * Grantor warrants that this property is not their primary residence, and that said property has been used for investment purposes only and was never used as a marital residence. *Chrestina Mikhail being one and the same and was erroneously referred to as Christina Mikhail.

IN TESTIMONY WHEREOF I/we have executed this instrument the 10 day of **July, 2024.**

chrestina mikhail
Chrestina Mikhail

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said state and county, **Chrestina Mikhail,** with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 10 day of **July, 2024.**

NOTARY PUBLIC

MY COMMISSION EXPIRES: 1-6-25

CARI ALLEN STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

For recording information only

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

AFFIANT

SUBSCRIBED AND SWORN before me this the 10 day of **July, 2024.**

NOTARY PUBLIC

MY COMMISSION EXPIRES: 1-6-25

CARI ALLEN STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

PROPERTY ADDRESS: **709 Luann Ct., Antioch, TN 37013**
TAX PARCEL NO.: **15005038700**
PROPERTY OWNER: **Diana Amgad and Aymen Hanna**
OWNER'S ADDRESS: 3316 Milkweed Dr. Murfreesboro, TN 37128
MAIL TAX BILLS TO: new owner
3316 Milkweed Dr. Murfreesboro, TN 37128

Certificate of Authenticity

I, Holly A. Mason, 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 July 2024.

Affiant Signature

7/10/24
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 10 day of July, 2024.

Notary's Signature (Notary Seal)

My Commission Expires: 9/7/2026

