Prepared by/Return to:
Mark B. Leedom, Esq.
636 Grassmere Park Drive Suite 130B
Nashville, TN 37211

Karen Johnson Davidson County
Batch# 1177977 DEEDQC
09/04/2024 01:42:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20240904-0068138

STATE OF TENNESSEE
COUNTY OF Sumner

The actual consideration or value, whichever is greater, for this transfer is $-0.

Affiant

Subscribed and sworn to before me, this 4th day of September, 2024.

Notary Public

My commission expires: 03/01/2025

JENNIFER RUSSELL NOTARY PUBLIC STATE OF TENNESSEE SUMNER COUNTY

QUITCLAIM DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Number
Gashbon Abdullah	**New Owner**	**13413000500**
283 Paragon Mills Road		
Nashville, TN 37211		

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid by the herein GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, VEAN AHMED ABDULLAH, "GRANTOR(S)", by these presents, does hereby quitclaim and convey unto GASHBON ABDULLAH and DIYAR ABDULLAH, tenants in common with right of survivorship, "GRANTEE(S)", his/her/their successors, heirs and assigns all of his/her/their rights, title and interests in and to a certain tract or parcel of land in Davidson County, Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 63 on the Plan of Kenilworth Estates, Section 2, of record in Book 2900, Page 126, Register's Office of Davidson County, Tennessee, to which reference is hereby made for a more particular description.

Being the same property conveyed to Vean Ahmed Abdullah by Quitclaim Deed from Mostefa A. Mossa and wife, Shreen J. Adullkefer dated9/1/21 of record in Instrument No. 20210909-0121007, Register's Office of Davidson County, Tennessee.

Subject to any and all covenants, conditions, restrictions, easements, and encumbrances of record in the Register's Office of Davidson County, Tennessee.

By way of recital, the property herein described is improved property bearing the street address of 283 Paragon Mills Road, Nashville, TN 37211.

Preparer makes no representation as to the accuracy of the information contained herein, this instrument having been prepared without benefit of title search upon information furnished by the parties hereto.

WITNESS my/our hand(s) this 3 day of September 2024

VEAN AHMED ABDULLAH

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, a Notary Public of said County and State, Vean Ahmed Abdullah, the within named Grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 3 day of September 2024.

My commission expires: 3/3/26

NOTARY PUBLIC

CHINA HENDRIX
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-3-2026

Certificate of Authenticity

I, Jennifer Russell, 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 9/3/24.
Date

Jennifer Russell
Affiant Signature

9/4/24
Date

State of TN
County of Sumner

Sworn to and subscribed before me this 4th day of September, 2024.

Notary's Signature
My Commission Expires: 10/21/2024

Notary's Seal (if on paper)

KRISTEN M. TRAINI
Notary Public At Large
SUMNER COUNTY, TENN.