QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 1225840 DEEDQC
01/13/2025 03:31:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20250113-0002689

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS - $0.00-.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20 DAY OF ~~NOVEMBER~~ December, 2024.

Notary Public
My Commission Expires: 11.26.2028

NICHOLE DOWLING NOTARY PUBLIC STATE OF TENNESSEE WILSON COUNTY Expires 11-26-2028

THIS INSTRUMENT WAS PREPARED BY:
Hollingshead Title & Escrow
1720 West End Avenue, Suite 403
Nashville, TN 37203
File No. 231024

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
206 Perlen Ventures, LLC ~~450 Glastonbury Rd. Unit 15, Nashville, TN 37217~~ 312 Rebecca St. Nashville, TN 37216	SAME	083 15 0 007.00

FOR AND IN CONSIDERATION OF THE SUM OF NO DOLLARS AND NO CENTS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE AND FOR OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT ALL OF WHICH IS HEREBY ACKNOWLEDGED, WE, **ANAS MALIK HAMDULLA, AN UNMARRIED MAN**, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND DO HEREBY QUITCLAIM AND CONVEY UNTO **206 PERLEN VENTURES, LLC, A TENNESSEE LIMITED LIABILITY COMPANY**, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, ALL OF MY RIGHT TITLE AND INTEREST IN AND TO THE FOLLOWING DESCRIBED TRACT/PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE AS FOLLOWS, TO WIT:

BEING Lot No. 59, Fortland Park Section Three, of record in Plat Book 2900, Page 61, Register's Office for Davidson County, Tennessee, to which Plat reference is hereby made for a more complete and accurate description thereof.

BEING the same property conveyed to Anas Malik Hamdulla, an unmarried man, by Warranty Deed from Donna Renee Goins, dated February 16, 2024, recorded on Februray 16, 2024, of record in Instrument Number 20240216-0011005, Register's Office for Davidson County, Tennessee.

Witness my/our hand (s) this the 20th day of ~~November~~ December, 2024.

Anas Malik Hamdulla

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Anas Malik Hamdulla, with whom I am personally acquainted, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 20th day of ~~November,~~ December 2024.

Notary Public
My Commission Expires: 2/17/27

KIMBERLY HOLLINGSHEAD
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Certificate of Authenticity

I, Kimberly Hollingshead, 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 12.30.2024.

Kimberly Hollingshead, Esq.

Dec. 20, 2024
Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 20th day of December, 2024.

Notary Signature

My Commission Expires: 01/23/2028

JACKIE RUDOLPH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON