Karen Johnson Davidson County
Batch# 1293654 DEEDQC
07/03/2025 10:05:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20250703-0052617

Name and Address of New Owner:
Rewda Yeshak and Abdurehman Kemal Kassa, 4792 Dunfield Drive, Antioch, TN 37013

Send Tax Bills To:
Rewda Yeshak and Abdurehman Kemal Kassa, 4792 Dunfield Drive, Antioch, TN 37013

This Instrument Prepared By:
Kendra Hammell
Tennessee Settlement Services, LLC
302 Innovation Drive
Suite 260
Franklin, TN 37067

Map & Parcel No: 182020B53700CO

State of TN
County of Williamson
The actual consideration or value of this transfer is $0.00.

Affiant

Subscribed and sworn before me this the 1 day of July, 2025.

Notary Public/ Commission Exp.:

DANIELLE CHANDLER STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY MY COMMISSION EXPIRES MARCH 24, 2026

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, **Devon Bank, an Illionois Corporation**, "the Grantor," convey and quitclaim unto **Rewda Yeshak and Abdurehman Kemal Kassa, a married couple, Tenancy by the Entirety**, "the Grantees," all their interest in the following described real estate in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Lot No. 537 on the Plan of Emerson Hills (formerly Evergreen Hills), Phase 8, of record in Instrument No. 20240502-0032042, Registers Office for Davison County, Tennessee, to which reference is hereby made for a more complete description.

Being the same/part of the same property conveyed to NVR, Inc., a Virginia corporation by Deed, dated March 3, 2025 , from EGH Land Development, LLC, a Tennessee limited liability company, of record in Instrument No. 20250304-0016317, Register's Office for Davidson County, Tennessee.

Being the same /part of the same property conveyed to Devon Bank an Illinois Corporation, by Deed, dated _____, from NVR Inc t/a Ryan Homes, of record in Instrument No. 202507030052616 Register's Office for Davidson County, Tennessee

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, Grantor have executed this Quitclaim Deed on the 24th day of June, 2025.

Devon Bank, an Illinois corporation

By:_____(SEAL)
Nazir Gurukambal, Senior Vice President

STATE OF
COUNTY OF

On this 24th day of June, 2025, before me personally appeared Nazir Gurukambal, Senior Vice President of Devon Bank an Illionois corporation, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

Witness my hand, at office, this 24th day of June, 2025.

_____
Notary Signature
My commission expires:

OFFICIAL SEAL
KARINA N S MOLINA
Notary Public, State of Illinois
Commission No. 991304
My Commission Expires
May 23, 2028

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, , which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Devon Bank, an Illinois corporation

By:_____
Nazir Gurukambal, Senior Vice President

STATE OF
COUNTY OF

Sworn to and subscribed before me this 24th day of June, 2025.

_____
Notary Signature
My commission expires: May 23, 2028

OFFICIAL SEAL
KARINA N S MOLINA
Notary Public, State of Illinois
Commission No. 991304
My Commission Expires
May 23, 2028

202507030052617

CERTIFICATE OF AUTHENTICITY
(True Copy Certification)

I, Danielle Chandler, 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 this 1 day of July, 2025.

Attorney/ Custodian

07/01/2025
Date

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, Rachel Richard, a Notary Public for this county and state, Danielle Chandler who acknowledges that this Certificate of Authenticity is true and correct and whose signature I have witnessed on this 1 day of July, 2025.

Notary Public (seal)
My commission expires on: 01/18/2027

RACHEL RICHARD
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY