Karen Johnson Davidson County
Batch# 1316409 DEEDQC
08/28/2025 04:02:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20250828-0069187

Jameson B Baldwin
STATE OF TENNESSEE NOTARY PUBLIC
County of Williamson

RECORD AND RETURN TO:
Limestone Title, LLC
580 Franklin Road, Suite 203
Franklin, TN 37069

QUITCLAIM DEED	STATE OF TENNESSEE COUNTY OF WILLIAMSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0. AFFIANT SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th day of AUGUST, 2025. NOTARY PUBLIC My commission expires: 7/19/28

THIS INSTRUMENT PREPARED BY:
Eman S. Saleh & Hesham Ahmed 104-38 Francis Lewis Boulevard, Queens Village, NY 11429

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Eman S. Saleh & Hesham Ahmed 104-38 Francis Lewis Boulevard Queens Village, NY 11429	Same as Address of New Owner	133-12-0-035

FOR AND IN CONSIDERATION of the sum of ZERO and NO/100 ($0.00) DOLLARS, cash in hand paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged; the undersigned, **EMAN S. SALEH, A MARRIED WOMAN,** hereinafter called the Grantor(s), has quitclaimed and by these presents do hereby quitclaim all my right, title and interest unto **EMAN S. SALEH AND HESHAM AHMED, WIFE AND HUSBAND,** hereinafter called the Grantee(s), their heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 97 on the Plan of WINDSOR PARK, as of record in Plat Book 3600, Page 64, Register's Office for said County. Said Lot No. 97 fronts 78 feet on the Easterly side of Benita Drive and extends back 159.62 feet on the Southerly side and 147.60 feet on the Northerly line to a dead line measuring 61.1 feet thereon.

Being the same property conveyed to Eman S. Saleh, a married woman, by Warranty Deed from Cristino Recendis, a married person, of record in Instrument No. 20240708-0050937, in the Register's Office of Davidson County, Tennessee, dated July 3, 2024, and recorded on July 8, 2024.

This is improved property known as 426 Benita Drive, Nashville, TN 37211.

GRANTOR, BY EXECUTION OF THIS QUITCLAIM DEED, AND GRANTEE, 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.

WITNESS MY HAND, this 25 day of August, 2025.

Grantor

Eman Saleh

EMAN S. SALEH

STATE OF NEW YORK
COUNTY OF WESTCHESTER

Personally appeared before me, a Notary Public, DANIELLE CARLA JOHNSON, **EMAN S. SALEH**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, this 25th day of August, 2025.

Notary Public

Danielle Johnson

Printed Notary Name

My commission expires:

DANIELLE CARLA JOHNSON
NOTARY PUBLIC, STATE OF NEW YORK
Registration No. 01JO0025825
Qualified in Westchester County
Commission Expires 06/13/2028

TRUE COPY CERTIFICATION

I, Jennifer L. Pennell, 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 Aug 25, 25 (date of document).

Jennifer Pennell

Aug 28, 25

Date

State of TENNESSEE
County of WILLIAMSON

Sworn to and subscribed before me on this Aug 28, 2025.

Rachel K. Wilkie

Notary's Signature

My Commission Expires: _____

Notary's Seal

RACHEL K. WILKIE
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 1-24-2028