QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 1320615 DEEDQC
09/09/2025 03:51:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20250909-0072170

JM-BOT-25-2054-650

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 15th DAY OF August, 2025.

Notary Public

MY COMMISSION EXPIRES: 01.25.28
(AFFIX SEAL)

JENNIFER HOPKINS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILSON

THIS INSTRUMENT WAS PREPARED BY

Rudy Title & Escrow, LLC
608 Shelby Avenue
Nashville, TN 37026

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Khalik Investments 2, LLC, a Tennessee limited liability company	**Same As New Owner**	
(NAME) **650 E. Old Hickory Blvd,**	(NAME)	**043-14-0-059.00**
(ADDRESS) **Madison, TN 37115**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **MOHAMED ABDEL-KHALIK,** hereinafter called the Grantor(s), by these presents do/does hereby convey, assign and quitclaim unto **KHALIK INVESTMENTS 2, LLC, A TENNESSEE LIMITED LIABILITY COMPANY** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, all Grantor's right, title and interest in and to that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being Lots 1 and 2 on the unrecorded Map showing the Resubdivision of Lot No. 1 on the unrecorded Map of Bernice L. Dickerson's Subdivision, described according to a survey made by Harvey Gee, Surveyor, September 6, 1951, as follows: Beginning at a point in the southerly margin of Old Hickory Blvd. 120.5 feet west of the westerly margin of Lanier Drive; thence South 12 deg. 46' West 120.8 feet to a point in the north margin of a 20 foot alley which is 133 feet west of the Westerly margin of Lanier Drive; thence with the margin of said alley North 84 deg. West 91.05 feet to a point; thence North 4 deg. 09' East 132 feet to the southerly margin of Old Hickory Boulevard; thence with the margin of the same, easterly 110.2 feet to the beginning.

Being the same property conveyed to Mohamed Abdel-Khalik, married by Quitclaim Deed from Joel A. Hoffman, married of record in Instrument No. 20200824-0095649 Register's Office for Davidson County, Tennessee, dated August 18, 2020 and recorded on August 24, 2020.

This Instrument was prepared with information supplied by the Grantees. No title examination was performed to validate the accuracy of title. Therefore the preparer does not accept liability for this Instrument.

This is **improved** property known as: **650 E. Old Hickory Blvd, Madison, Tennessee 37115**.

Witness my/our hand(s) this the 14th day of August, 2025.

Mohamed Abdel-Khalik

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, MOHAMED ABDEL-KHALIK, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 14th of August, 2025.

Notary Public
My Commission Expires: 01-25-28
(SEAL)

JENNIFER HOPKINS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILSON

RETURN TO:

Rudy Title & Escrow, LLC
608 Shelby Avenue
Nashville, TN 37206

Tennessee Certification of Electronic Document

I, MARTHA H COLLINS, 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 August 14, 2025 (date of document).

Martha H. Collins
Affiant Signature

September 9, 2025
Date

State of TENNESSEE

County of SULLIVAN

Sworn to and subscribed before me this 9 day of September, 2025.

Notary's Signature

MY COMMISSION EXPIRES: 12/07/2026

NOTARY'S SEAL

