Karen Johnson Davidson County
Batch# 1329904 DEEDQC
10/03/2025 10:25:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20251003-0078981

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 2ND day of October, 2025. NOTARY PUBLIC My commission expires: 9/17/28

Jameson B Baldwin
STATE OF TENNESSEE NOTARY PUBLIC
County of Williamson

THIS INSTRUMENT PREPARED BY:
Khaled Fattah and Nadine El-Bakri 1719 Red Jacket Drive Antioch, TN 37013

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Khaled Fattah and Nadine El-Bakri 1719 Red Jacket Drive Antioch, TN 37013	Same as Address of New Owner	173-228

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, **Khaled Fattah, unmarried,** hereinafter called the Grantor(s), has quitclaimed and by these presents do hereby quitclaim all my right, title and interest unto **Khaled Fattah and Nadine El-Bakri, husband and wife,** 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:

BEING all of Lot No. 190 (One Hundred Ninety) on the Plan of Barnes Crossing Planned Unit Development, as shown by Master Deed of record in Instrument Number 20050721-0084791 and Amended of record in Instrument Number 20051114-0136938, of the Register's Office, to which plat reference is hereby made for a more complete description of said property.

BEING the same property conveyed to Khaled Fattah, unmarried by Warranty Deed from Ole South Properties, Inc., a Tennessee Corporation, dated May 30, 2006, recorded June 08, 2006 in Instrument No. 20060608-0068295, Register's Office for Davidson County, Tennessee.

THIS conveyance is made subject to Master Deed and By-Laws of record in Instrument Number 20050721-0084791, and Rerecorded in Instrument Number 20050805-0092480, and Amended in Instrument Number 20051114-0136938; Easement to Metro of record in Instrument Number 20050721-0084791; Deed to Metro of record in Instrument Number 20050811-0095171; Charter

of Home Owners Association included in Master Deed as Exhibit B; Planned Unit Development Boundary of record in Instrument Number 20050128-0010427; Twenty Four Month Chain of Title of record in Instrument Number 20041206-0144584, in Book 8039, page 387, and in Book 6791, page 454; all matters shown on said Master Deed of record in Instrument Number 20050721-0084791, and Amended of record in Instrument Number 20051114-0136938; all of said Register's Office.

This improved property is also known as 1719 Red Jacket Drive, Antioch, TN 37013.

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 2ND day of OCTOBER, 2025.

Grantor

Khaled Fattah

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, a Notary Public, JAMESON B BALDWIN, **Khaled Fattah**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, this 2ND day of OCTOBER, 2025.

Notary Public

Jameson B Baldwin STATE OF TENNESSEE NOTARY PUBLIC County of Williamson

JAMESON B BALDWIN
Printed Notary Name

My commission expires: 9/19/28

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 Oct 2, 25 (date of document).

Jennifer L. Pennell

Oct 3, 25

Date

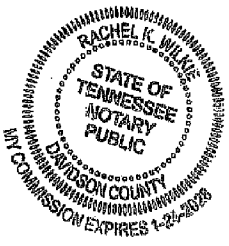
State of TENNESSEE
County of WILLIAMSON

Sworn to and subscribed before me on this Oct 3, 2025.

Rachel K. Wilkie

Notary's Signature

My Commission Expires: _____



Notary's Seal