**FROM: Jad M. Ayesh**

**TO : Motasem Ayesh**

Karen Johnson Davidson County
Batch # 1347552 DEEDQC
11/18/2025 11:03:45 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20251118-0091737

## QUITCLAIM DEED

**Address of New Owner:**
Motasem Ayesh
927 Gallatin Ave
Nashville, TN 37206

**Send Tax Bills To:**
OWNER

**Map & Parcel:**
083-01-0-393.00

THIS INSTRUMENT WAS PREPARED BY

**Advantage Title and Escrow**
1321 Murfreesboro Pike, Ste. 823
Nashville, TN 37217

Prepared from information

furnished by the parties

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever greater, for this transaction is $ -0-

KASEY KELCHNER STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY

Motasem Ayesh
Affiant
Subscribed and sworn to before me this the 13 day of Nov., 2025.

Notary Public
Commission Expires: 10/21/2028

I, Jad M. Ayesh, do hereby quitclaim to Motasem Ayesh, HIS Heirs and Assigns, all my rights, title and interest in the following land located in DAVIDSON County, Tennessee described as follows: To-Wit:

SEE EXHIBIT A

Being the same property conveyed to **Jad M. Ayesh**, by Deed of record in Instrument No. 201205210043943, Register's Office for Davidson County, Tennessee.

This is improved property known as: 927 Gallatin Ave, Nashville, TN 37206

Witness our hand(s) this the 13 day of November, 2025.

**Jad M. Ayesh**

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Jad M. Ayesh**, the bargainor(s), 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 or the purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee, this the 13 day of November, 2025.

Notary Public
Commission Expires: 10/21/2028

KASEY KELCHNER STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY

EXHIBIT A

A tract of land in the First Civil District of Metropolitan Nashville, Davidson County, Tennessee and also being Lots Nos. Two, Three and the Northerly 5 feet of Lot No. One on the Map of J.B. Hancock's East End Addition, as of record in Plat Book 57, Page 133, Register's Office for Davidson County, Tennessee and being more fully described as follows:

Beginning at a P.K. Nail set on the East right-of-way line of Gallatin Pike, U.S. 31 E. S.R. 6 (a 70-foot road) at the intersection of the Southerly right-of-way line of Granada Avenue (a 50-foot road); thence,

1.With the South right-of-way line of Granada Avenue, South 78 degrees 39'00" East, a distance of 149.78 feet to a railroad spike set in the West line of a 15 foot alley; thence,

2. Leaving the South right-of-way line of Granada Avenue and with the West line of said alley, South 12 degrees 01'00" West, a distance of 105.00 feet to an iron pin set at the Northeast property corner of a tract of land conveyed to the Hamilton Realty Corporation, as of record in Deed Book 4455, Page 133, Register's Office for Davidson County, Tennessee; thence,

3. With the North property line of Hamilton Realty Corporation, North 78 degrees 34' 25" West, a distance of 149.78 feet to an iron pin set in the East right-of-way of Gallatin Pike; thence,

4. With said East right-of-way line, North 12 degrees 01'04" East, a distance of 104.80 feet to the point of beginning and containing 15,711 square feet or 0.36 acres more or less.