Karen Johnson
Batch # 1347552
11/18/2025 11:03:45 AM
Fees: $12.00 Taxes: $0.00
Davidson County
DEEDQC
2 pgs
20251118-0091738

FROM: Motasem Mansour Ayesh

TO : Jad Ayesh and Mahmoud Ayesh

QUITCLAIM DEED

Address of New Owner:	**Send Tax Bills To:**	**Map & Parcel:**
Jad Ayesh and Mahmoud Ayesh 803 Dickerson Pike Nashville, TN 37207	OWNER	082-06-0-013.00

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

Affiant

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

Notary Public
Commission Expires: 10/21/2028

I, Motasem Mansour Ayesh, do hereby quitclaim to Jad Ayesh and Mahmoud Ayesh, their 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 **Motasem Mansour Ayesh**, by Deed of record in Instrument No.20220803-0088363, Register's Office for Davidson County, Tennessee.

This is improved property known as 803 Dickerson Pike, Nashville, TN 37207

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

Motasem Mansour 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 Motasem Mansour 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

Land located in Davidson County, Tennessee, being more particularly described as follows, to-wit:

Beginning at a railroad spike (old) in the Easterly margin of Dickerson Pike, US Highway 31-W, the Southwest corner of a tract of land which belongs to Shirley J. Gambill, having a deed reference in Instrument No. 20010724078397, Register's office for Davidson County, Tennessee, the Northwest corner of this tract and continuing as follows: South 88 degrees 08 minutes 11 seconds East, 154.00 feet to an iron pin (new), in the Westerly margin of Alley No. 326, the Southeast corner of said tract of land which belongs to Shirley J. Gambill; thence South 01 degrees 00 minutes 49 seconds West, 200.00 feet to a railroad spike (old), at the intersection of the Westerly margin of Alley No. 326, and the Northerly margin of Hancock Street; thence North 88 degrees 08 minutes 12 seconds West, 154.09 feet to a railroad spike (old) at the intersection of Hancock Street and the Easterly margin of Dickerson Pike; thence North 01 degrees 02 minutes 19 seconds East, 200.00 feet to the point of beginning, containing 0.71 acres, or 30,787 square feet, more or less, as surveyed by Steven E. Artz, Tennessee License No. 1708, d/b/a Steven E. Artz and Associates, Inc., 514 South Brown Street, Suite 600, Springfield, Tennessee, dated February 11, 2002.