QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 1378630 DEEDQC
02/10/2026 10:13:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20260210-0010019

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Fatmah

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 4th Feb 26.

Notary Public

COMMISSION EXPIRES: 11-5-28
(AFFIX SEAL)

MICHELLE STROHMEIER NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY:
DeKalb Title, LLC, 210 East Public Square, Smithville, TN 37166

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILL TO:	MAP-PARCEL NO(S).
Rafee Syed	NEW OWNER	026-05-0-142.00
(Name) 120 Rivergate Pkwy Goodlettsville, TN 37072	Same	
(Address)		

FOR GOOD AND VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby expressly acknowledged, the undersigned, **Fatimah Syed**, hereinafter referred to as Grantor(s), hereby quitclaim to **Rafee Syed**, his heirs and assigns forever, all of his/her/their right, title and interest which said Grantor has in the following described real estate, situated in Davidson County, State of Tennessee, to wit:

Land in Davidson County, Tennessee, being Lot No. 24 on the Resubdivision Plat of Lots 10, 11, 12, 24 and 25, Block "H", Roscoe Place, 3rd and 4th Additions, as surveyed by Steven E. Artz and Associates, Inc., dated 1/22/2014 and filed of record on 4/11/2014 in Instrument No. 20140411-0030731, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Rafee Syed and Fatimah Syed, husband and wife, By Warranty Deed from Daryl T. King, dated February 16, 2017 recorded February 21, 2017, of record in Instrument No. 20170221-0017095 Register's Office for Davidson County, Tennessee.

Land in The City of Goodlettsville, Davidson County, Tennessee and being part of Lot 23 of Block H of Roscoe Place 3rd and 4th Addition of record in Book 843, page 361 Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description. and being described according to a survey by J. Bruce Rainey, Surveyor # 823 dated August 19, 2020 and known as Job No. 200162 as follows;

Beginning at an existing iron pin on the northerly margin of Rivergate Parkway, said point being the Southwest corner of the herein described tract and the Southeast corner of the Reba C. Manning property (Inst. No. 200603170031070 Register's Office for Davidson County, Tennessee), also being the common southerly corner of Lots 23 and 22 of the said Block H of Roscoe Place 3rd and 4th

addition; thence with the common line of Lots 23 and 22 N01°20'34"E 128.55' to an iron pin set; thence severing Lot 23 of which this is a part S87°30'45"E 49.83' to an existing iron pin; thence with the common line of Lot 24 of the Resubdivision of Lots 10,11,12,24 and 25 of Block H Roscoe Place 3rd and 4th Additions of record in (Inst No. 201404110030731 Register's Office for Davidson County, Tennessee); thence, with said Lot 24 S01°24'25"W 127.95' to an existing iron pin on the northerly margin of the said Rivergate Parkway; thence, with the said margin N88°05'33"W 49.96' to the point of beginning.

Being the same property conveyed to Rafee Syed and Fatimah Syed, husband and wife, By Warranty Deed from Jennifer Wuth and Geoffrey Wuth, husband and wife, dated November 06, 2020 recorded November 09, 2020, of record in Instrument No. 20201109-0131153 Register's Office for Davidson County, Tennessee.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

IN WITNESS WHEREOF, the said **Fatimah Syed** has hereunto set her signature, on this, the February 4, 2026.

Fatimah Syed

STATE OF TENNESSEE

COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State aforesaid, the within-named Fatimah Syed, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 4 of February, 2026.

Notary Public

My Commission Expires: 11-5-2029

(SEAL)

MICHELLE STROMEIER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Certificate of Authenticity

I, Tara Crook, 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 February 4, 2026.

Tara Crook
Affiant Signature

February 5, 2026
Date

State of Tennessee
County of DeKalb

Sworn to and subscribed before me this 5th day of February, 2026.

Julianna C. Dassaway
Notary's Signature

My Commission Expires: 10-26-27

JULIANNA C. DASSAWAY
NOTARY PUBLIC
STATE OF TENNESSEE
DEKALB COUNTY