This instrument prepared by:
Alan T. Fister, Attorney
4235 Hillsboro Pike, Ste. 300
Nashville, TN 37215

Karen Johnson
Batch # 1387447
03/03/2026 08:17:01 AM
Fees: $12.00 Taxes: $0.00
Davidson County
DEEDQC
2 pgs
20260303-0016368

QUITCLAIM DEED

ADDRESS NEW OWNER(s) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Akram Aldroubi and Tiana M. Aldroubi	Akram Aldroubi 2712 Brightwood Ave. Nashville, TN 37212	104-2-164 21w-3170
3120 Belwood Street		
Nashville, TN 37203	Nashville, TN 37212	

FOR AND IN CONSIDERATION of One dollar ($1.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Akram Aldroubi** by these presents does hereby quitclaim and convey unto **Akram Aldroubi and Tiana M. Aldroubi**, with right of survivorship, the following described tract of land in Davidson County, Tennessee:

Land in Davidson County, TN, being the westerly 55 feet front of Lot No. 22 on the revised plan of West End Park, of record in Book 421, Pages 82 and 83, Register's Office for said county described according to a survey made by Erle Drake, County Surveyor, July 10, 1934, as follows:

Beginning on the northerly margin of Bellwood Avenue at the corner of Lots 21 and 22 on said plan; thence northerly with the line between said two lots, 110.2 feet to the southerly margin of an alley; thence with the southerly margin of said alley, easterly 68.1 feet, more or less, to Frank B. Emmerling's N.W. corner; thence with his westerly line, southerly 127.5 feet to the northerly margin of said avenue; then with the northerly margin of said avenue, westerly 55 feet to the beginning.

Being the same property conveyed to Akram Aldroubi by deed from Carolyn Jane Bradley of record as instrument number 20010404-0032778, Register's Office for Davidson County, Tennessee

The foregoing is the same legal description as appears in the previous deed of record.

This is improved property commonly known as 3120 Belwood Street, Nashville, TN 37203.

Belwood Street and Bellwood Avenue are one and the same street.

AA

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, Grantees heirs or assigns forever.

STATE OF Tennessee
COUNTY OF Davidson The actual consideration for this transfer is $_____-0-_____

Aldroubi
Affiant

Subscribed and sworn to before me, this the 26th day of February 2026

My commission expires: 07/03/2028 Abbigail Anderson
(Affix Seal) Notary Public

ABBIGAIL ANDERSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 07-03-2028

Witness my hand on the date shown forth below.

Aldroubi
Akram Aldroubi

STATE OF Tennessee
COUNTY OF Davidson

Before me, Abbigail Anderson, a Notary Public of the State and County aforesaid, personally appeared Akram Aldroubi, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, executed the foregoing instrument for the purpose therein contained, by signing his name as grantor.

Witness my hand and seal, at office in Nashville, TN, this 26th day of February 2026.

Abbigail Anderson
Notary Public

ABBIGAIL ANDERSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 07-03-2028

My Commission Expires: 07/03/2028