This instrument prepared by:
MYERS LAW PLLC
P.O. Box 330382
Nashville, TN 37203

Karen Johnson Davidson County
Batch# 1396380 DEEDQC
03/23/2026 04:09:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20260323-0023090

This instrument was prepared from information supplied by the parties. MYERS LAW PLLC has not conducted a title examination, survey, or settlement, and shall not be responsible for any matter that could have been resolved by a title examination, survey, or settlement.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $0.00

Affiant

Subscribed and sworn to before me, this the 23rd day of March 2026.

JIM MYERS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON

Notary Public
My Commission Expires: 1-8-2028

Address New Owner(s)	Send Tax Bills To:	Map-Parcel Number
THE KMG TRUST 2429 Rychen Drive Nashville, TN 37217	New Owner	149030B06100CO

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), and other good and valuable consideration, receipt of which is hereby acknowledged, **GAWHARA L. GUIRGUIS unmarried** ("Grantor") does hereby quitclaim and convey unto **THE KMG TRSUT, u/a/d March 23, 2026** (Grantee"), its successors and assigns, any and all of Grantor's interest in and to a certain tract or parcel of land lying in Davidson County, Tennessee, and being more particularly described as follows:

Being Lot No. 57 on the plan of Final Plat of Phase Two of Kendall Park Subdivision as shown by plat of record in Instrument No. 20020807-0094808, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Kamel M. Guirguis and Gawhara L. Guirguis, married, by CASH DEED from the Department of Housing and Urban Development, of record in Intstrument No. 20070223-0022751, dated February 21, 2007, and recorded on February 23, 2027. Said Kamel M. Guirguis having since passed on January 23, 2024, thereby leaving his wife, Gawhara L. Guirguis as tenant by the entirety.

This is improved property located at: **2429 Rychen Drive, Nashville, TN 37217.**

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

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

IN WITNESS WHEREOF, Grantor has executed this instrument on this 23rd day of March 2026.

GRANTOR:

Gawhara Guirguis

GAWHARA L. GUIRGUIS

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared **GAWHARA L. GUIRGUIS** the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office this 23rd day of March 2026.

Notary Public
My Commission expires: 11-8-2028

JIM MYERS NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

202603230023090

I, Kirsten Virden, 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 3-23-2026 (date of document).

Kirsten Virden

Affiant Signature

Date: 3-23-2026

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 23 day of March, 2026

Rachel Marie Collins

Notary's Signature

MY COMMISSION EXPIRES: 3-21-2028

Notary's Seal (if on paper)

