This instrument prepared by:
Tennessee Nations Title Agency, Inc.
402 BNA Drive,
Building 100, Suite 205
Nashville, Tennessee 37217
615-360-2703
tn-closing@nationstitle.com

Karen Johnson Davidson County
Batch# 1437313 DEEDQC
06/23/2026 01:09:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20260623-0056573

State of TN }
County of Davidson

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

Affiant Signature

Subscribed and sworn to before me on this the 18 day of June, 26.

Notary Public

My Commission expires 10/25/2027

MARCIA ESCOBAR
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

NAME AND ADDRESS OF PROPERTY OWNER:
Hany Abdelshahid & Ayman Youssef & MA Big Rock Construction, LLC
527 Sunflower Drive,
Smyrna, TN 37167

SEND TAX BILLS TO:
Hany Abdelshahid & Ayman Youssef & MA Big Rock Construction, LLC
527 Sunflower Drive,
Smyrna, TN 37167

MAP AND PARCEL NUMBER: 08107028700

QUITCLAIM DEED
26NT01360

For and in Consideration of the sum of $1.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged I,

Hany Abdelshahid, a married man, as his sole and separate property

By these presents do remise, release and **QUITCLAIM** unto

Hany W. Abdelshahid & Ayman Youssef & MA Big Rock Construction, LLC

Hereinafter called the GRANTEES, their heirs and assigns, all of my interest in a certain tract or parcel of land in **DAVIDSON COUNTY,** Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being the easterly 93 feet of Lot No. 46 and the northerly 5 feet of the easterly 93 feet of Lot No. 94 on the Map of W.S. Settle's Subdivision of Lot No, 7 of the Woodard property, as of record in Plat Book 57, page 132, said Register's Office.

Said part of Lots Nos. 44 and 46 front together 90 feet on the westerly side of 14th Avenue North and run back between parallel lines, with the southerly margin of Clay Street, 93 feet to a dead line.

Being the same property conveyed to Hany Abdelshahid, A Married Man, as His Sole and Separate Property by Warranty Deed from Roy Gillespie Jr, an unmarried man dated 05/05/2026 and recorded 05/20/2026, as document no. 20260520-0045638, Register's office for Davidson County, Tennessee.

Commonly Known As: 1931 14th Avenue North, Nashville, TN 37208

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

Witness our hands this 18th day of June, 2026

Hany ABDELSHAHID

Hany Abdelshahid

State of Tennessee }
County of Davidson }

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Hany Abdelshahid** the within named bargainer, 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 at office, this 18th day of June, 2026

Irini Bakhoum
Notary Public

My Commission expires: 1/4/2027.

IRINI BAKHOUM STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Ayman Youssef

State of Tennessee }
County of Davidson }

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Ayman Youssef,** the within named bargainer, 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 at office, this 18th day of June, 2026

Irini Bakhoum
Notary Public

My Commission expires: 1/4/2027.

IRINI BAKHOUM STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Ayman Youssef, Member, MA Big Rock Construction, LLC

State of Tennessee
County of Davidson

Before me, the undersigned authority, a Notary Public of the State and county mentioned, personally appeared **Ayman Youssef**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be member (or other officer authorized to execute the instrument) of **MA Big Rock Construction, LLC**, the within named bargainer, a corporation, and that such officer, executed the foregoing instrument for the purpose therein contained

Irini Bakhoum
Notary Public

My Commission expires: 1 / 4 / 2027

IRINI BAKHOUM STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Hany Abdelshahid, Member, MA Big Rock Construction, LLC

State of Tennessee
County of Davidson

Before me, the undersigned authority, a Notary Public of the State and county mentioned, personally appeared **Hany Abdelshahid**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be member (or other officer authorized to execute the instrument) of **MA Big Rock Construction, LLC**, the within named bargainer, a corporation, and that such officer, executed the foregoing instrument for the purpose therein contained

Irini Bakhoum
Notary Public

My Commission expires: 1 / 4 / 2027

IRINI BAKHOUM STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Tennessee Certification of Electronic Document

I, Justin Foster 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 6-18-26 (date of document).

Affiant Signature

6-18-26
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 18 of June, 26

(SEAL)



Marcia Escobar
Notary's Signature
My Commission Expires: 10-25-2027