Karen Johnson
Batch # 1456462
08/07/2026 10:48:42 AM
Fees: $12.00 Taxes: $0.00
Davidson County
DEEDQC
2 pgs
20260807-0072875

This Document Prepared by:
Beacon Legacy Group PLLC
640 N. Dixie Avenue
Cookeville, TN 38501

New Owner and Mail Tax Bills to:
Real Property Owner and Real Propert
George Abd Elmalak Sargious and Mem
5004 Singing Hills Drive, Antioch, Tennessee 37013

QUITCLAIM DEED

THIS DEED is made and entered into on the 20 day of June, 2026, by and between **FADY FARID,** hereinafter known as Grantor, and **GEORGE ABD ELMALAK SARGIOUS AND MEME FAYEZ TAWFIK ABSKHRON,** hereinafter known as Grantees.

WITNESSETH:

FOR AND IN CONSIDERATION of ONE DOLLAR ($1.00) cash in paid hand, and other good and valuable consideration, the Grantor hereby agrees to quitclaim, transfer, and convey all of his right, title and interest unto the Grantees, the following described property:

SITUATED, LYING AND BEING in Davidson County, Tennessee, a certain tract or parcel of land, located in the Eighth (8th) Jurisdiction:

Map & Parcel: 176-05-0A-144.00

Land in Davidson County, Tennessee, being Lot(s) 210, as shown on the map entitled Hickory Woods Estates Section "C", of record in Plat Book 6900, pages 885-887, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

THE PREVIOUS AND LAST conveyance being a Warranty Deed from Timothy Brooks, and wife, Lakeisha Brooks, to Magi Sargious, George Sargious, Meme Tawfik and Fady Farid, of record in Instrument No. 20141009-0093815, Register's Office of Davidson County, Tennessee.

Being the same property conveyed by Deed from Lavandars Ward and wife, Laura E. Ward, to Timothy M. Brooks, of record in Instrument No. 20020226-0023993, Register's Office of Davidson County, Tennessee. Being further conveyed to Timothy M. Brooks and wife, Lakeisha Brooks by deed from Timothy M. Brooks joined by his spouse, Lakeisha Brooks, of record in Instrument No. 20040219-0019347, Register's Office of Davidson County, Tennessee.

THE INFORMATION CONTAINED HEREIN WAS FURNISHED BY THE PARTIES AND TAKEN FROM THE PREVIOUS DEED. THE PREPARER OF THIS INSTRUMENT ACCEPTS NO RESPONSIBILITY OR LIABILITY AS TO LIENS, ENCUMBRANCES, DEFECTS IN TITLE, OR OTHER SUCH MATTERS RESPECTING THE VALIDITY OF THE TITLE THAT WOULD BE DISCLOSED BY AN ACCURATE SURVEY AND/OR TITLE SEARCH.

FADY FARID, GRANTOR

STATE OF TENNESSEE
COUNTY OF PUTNAM

Personally, appeared before me, the undersigned, a Notary Public, **FADY FARID**, 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 for the purposes therein contained.

WITNESS my hand and seal of office, this 12 day of June, 2026.

JENNIFER E. HOLMES STATE OF TENNESSEE NOTARY PUBLIC WHITE COUNTY

Notary Public
My commission expires: October 24, 2028

STATE OF TENNESSEE
COUNTY OF Davidson

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

GEORGE ABD ELMALAK SARGIOUS, GRANTEE

MEME FAYEZ TAWFIK ABSKHRON, GRANTEE

Subscribed and sworn to before me this 20th day of June, 2026.

STEPHANY ROMERO STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Notary Public
My commission expires: July 2nd, 2029