Karen Johnson Davidson County
Batch# 1462713 DEEDQC
08/21/2026 12:06:30 PM 5 pgs
Fees: $27.00 Taxes: $0.00
20260821-0078105

AFTER RECORDING RETURN TO:
Mortgage Connect, LP
600 Clubhouse Dr
Moon Township, PA 15108
File No. 4168170-5

This document prepared by:
John Windsor, Esq.
8940 Main Street
Clarence, NY 14031
866-333-3081

Tax ID No.: 164 04 0C 095.00

QUITCLAIM DEED

This is a Quitclaim Deed given for no monetary consideration and pursuant to T.C.A. 67-4-409(a)(1)(D) no transfer tax is due.

THIS DEED made and entered into on this 10 day of AUGUST, 20 26, by and between **Walied Sedeik, a married man, who acquired title as a single man, joined by spouse, Mariam Kamel,** residing at 1324 Maritime Prt, Antioch, TN 37013, hereinafter referred to as Grantor(s) and **Walied Sedeik and Mariam Kamel, husband and wife, as joint tenants with right of survivorship,** residing at 1324 Maritime Prt, Antioch, TN 37013, hereinafter referred to as Grantee(s).

WITNESSETH: That the said Grantor(s), for and in consideration of the sum of ZERO and NO/100 ($0.00) DOLLARS, do hereby remise, release and quitclaim unto the said Grantee(s) forever, all the right, title, interest and claim which the said Grantor has in and to the following described parcel of land, and improvements and appurtenances thereto, located in DAVIDSON County, Tennessee:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION.

Property Address: 1324 Maritime Prt, Antioch, TN 37013

This conveyance is subject to easements, covenants, conditions, restrictions, reservations, and limitations of record, if any.

IN WITNESS WHEREOF, the said Grantor(s) has/have signed and sealed this deed, the day and year above written.

waliedsedeik
Walied Sedeik

Mariam Kamel
Mariam Kamel

STATE OF Tennessee
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned Notary Public of the aforesaid County and State, **Walied Sedeik and Mariam Kamel**, the within named Grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in NASHVILLE, Tennessee, this 10 day of AUGUST, 20 26.

Notary Public

My Commission expires: 1/22/29

SADIQUA HAMDAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

No title exam performed by the preparer. Legal description and party's names provided by the party.

SADIQUA HAMDAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

EXHIBIT A
LEGAL DESCRIPTION

All that certain parcel of real estate located in Davidson County, State of Tennessee, within the corporate limits of the City of Antioch, and being described as follows, to-wit:

Being all of Lot No. 95, on the Final Plat of Hamilton Run Subdivision, Phase 1, a Cluster Lot Subdivision, according. to plat and survey appearing of record in Instrument No. 20180510-0044934, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of location and description of said lot.

Being the same property as conveyed from Ole South Properties, Inc., a Tennessee Corporation to Walied Sedeik, Single Man as set forth in Deed Instrument #20190705-0065599 dated 06/28/2019, recorded 07/05/2019, DAVIDSON County, TENNESSEE.

Tax ID Number: 164 04 0C 095.00

Property commonly known as: 1324 Maritime Prt, Antioch, TN 37013

VALUATION AFFIDAVIT

I, or we, hereby swear or affirm that to the best of knowledge, information, and belief of the Affiant, that the actual consideration for this transfer is $0.00.

_____
Affiant

Print Name: Dante Campbell

STATE OF PA
COUNTY OF Allegheny

Subscribed and sworn to before me this 18 day of August, 2026.

_____
Notary Public
My Commission Expires: 07/15/2030

Commonwealth of Pennsylvania - Notary Seal
Tyler Juba, Notary Public
Allegheny County
My Commission Expires July 15, 2030
Commission Number 1469991

Name and address for person(s) responsible for taxes:

Walied Sedeik and Mariam Kamel
1324 Maritime Prt
Antioch, TN 37013

Name and address of property owner:

Walied Sedeik and Mariam Kamel
1324 Maritime Prt
Antioch, TN 37013

Tennessee Certification of Electronic Document

I, Dustin Campbell, 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 8-10-2026 (date of document).

-/-

Affiant Signature

8-18-2026

Date

STATE OF PA
COUNTY OF Allegheny

Subscribed and sworn to before me this 18 day of August, 2026.

Notary Public
My Commission Expires: 07/15/2030

Commonwealth of Pennsylvania - Notary Seal
Tyler Juba, Notary Public
Allegheny County
My Commission Expires July 15, 2030
Commission Number 1469991