Karen Johnson Davidson County
Batch# 1472366 DEEDWARR
09/14/2026 01:15:30 PM 3 pgs
Fees: $18.00 Taxes: $1,442.63
20260914-0085189

WARRANTY DEED	STATE OF TENNESSEE COUNTY OF DAVIDSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $389,900.00 AFFIANT SUBSCRIBED AND SWORN TO ME ON 09/11/2026. NOTARY PUBLIC MY COMMISSION EXPIRES 2/26/29

LAURIE DAMEWOOD
TENNESSEE NOTARY PUBLIC
My Comm Exp. 02/26/2029
COUNTY OF WILSON

THIS INSTRUMENT PREPARED BY
CLOSED Nashville LLC, 2260 Murfreesboro Pike
Nashville, TN 37217
file # 11196-26NASH-TN

ADDRESS OF NEW OWNER	SEND TAX BILLS TO **If left blank please use the address of the new owner**	MAP-PARCEL
Demiana Attalla	**Pinnacle Bank, a Tennessee bank**	135-10-0C-042.00-CO
2320 South Grafton Court	21 Platform Way South, Suite 2300	
Nashville, TN 37217	Nashville, TN 37203	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

Reda Mousa, and Ataf K. Khalil, husband and wife

HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Demiana Attalla, an unmarried woman

HEREINAFTER CALLED THE GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **Davidson** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 33 on the Plan of Section Two, Ransom Park, of record in Instrument Number 20020409-0043252, Register's Office for said County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Reda Mousa and Afaf K. Khalil, husband and wife by Warranty Deed from Michelle Stewart, unmarried of record in Instrument No. 20151120-0118004 Register's Office for Davidson County, Tennessee, dated November 18, 2015 and recorded on November 20, 2015.

Being the same property conveyed to Reda Mousa, a married man by Quit Claim Deed from Reda Mousa and Afaf K. Khalil, husband and wife of record in Instrument No. 20180817-0081545 Register's Office for Davidson County, Tennessee, dated August 07, 2018 and recorded on August 17, 2018.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

TAXES FOR THE YEAR 2026 AND SUBSEQUENT YEARS.

ANY AND ALL EXISTING EASEMENTS, RESTRICTIONS AND MATTERS SHOWN OF RECORD IN THE REGISTER'S OFFICE FOR Davidson, TENNESSEE.

This is property known as 2320 South Grafton Court Nashville, TN 37217

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 that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. 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 my hand on September 11, 2026

Reda Mousa

Ataf K. Khalil

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public of said County and State, Reda Mousa and Ataf K. Khalil, the within named grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged executing the within instrument for the purposes therein contained.

Witness my hand and official seal, this September 11, 2026

Notary Public

My Commission Expires: 2/26/29

LAURIE DAMEWOOD
TENNESSEE
NOTARY
PUBLIC
My Comm Exp.
02/26/2029
COUNTY OF WILSON

File #: 11196-26NASH-TN

RECORD & RETURN TO:

CLOSED NASHVILLE, LLC

278 Franklin Road, Suite 160

Brentwood, TN 37027

TENNESSEE CERTIFICATION OF ELECTRONIC DOCUMENT

I, **J. Carlton Drumwright**, 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 September 11, 2026.

J. Carlton Drumwright

September 11, 2026
Date

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Sworn and subscribed before me on September 11, 2026.

Notary

My Commission Expires: 11/21/26

ELIZABETH J. BARNES
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY