Karen Johnson Davidson County
Batch# 1481066 DEEDWARR
10/07/2026 09:19:30 AM 3 pgs
Fees: $18.00 Taxes: $962.00
20261007-0092073

WARRANTY DEED

STATE OF Texas
COUNTY OF Dallas
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $260,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THE 22nd day of September, 2026.

Notary Public

MY COMMISSION EXPIRES: 6/3/29

(AFFIX SEAL)

NOTARY PUBLIC STATE OF TEXAS
Avalon Mashaya Morgan-Nichols
Exp. 6/3/2029
ID No. 135517003

File No. TN-26-954

THIS INSTRUMENT WAS PREPARED BY
Spartan Settlement Services LLC
20 East 5th Street, Suite 630, Tulsa, OK 74103

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX STATEMENTS TO:	MAP-PARCEL NUMBER
(NAME) CYC, LLC	(NAME) CYC, LLC	150-03-0-001
(ADDRESS) PO BOX 1633	(ADDRESS) PO BOX 1633	
(CITY) (STATE) (ZIP) Mount Juliet, TN 37121	(CITY) (STATE) (ZIP) Mount Juliet, TN 37121	

FOR AND CONSIDERATION OF THE SUM OF TEN ($10) DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/we, **Soliman Hanna LLC, a Tennessee Limited Liability Company**, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **CYC, LLC, a Tennessee Limited Liability Company**, HEREINAFTER CALLED THE GRANTEE, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

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. 1, Plan of Harbour Town Villages, Section 2, of record in Plat Book 4675, Page 146 & 147, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate legal description of said property.

Being the same property conveyed to Soliman Hanna LLC, by Warranty Deed from Deborah Lynne Vaughn, unmarried, dated 08/19/2026, and recorded on 08/21/2026, of record in Instrument Number 20260821-0077979, in the Register's Office for Davidson County, Tennessee.

This is property more commonly known as 3324 Anderson Road, Antioch, TN 37013.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) any and all applicable governmental and/or zoning regulations; (2) property taxes for 2026 and thereafter; and (3) All matters shown on the Plan of record, Register's Office for Davidson County, Tennessee.

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, their heirs and assigns forever; and we do covenant with 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 is 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/our hand this 22 day of September, 2026.

Soliman Hanna LLC, a Tennessee Limited Liability Company

By: Wagih Soliman
Wagih Soliman, Member

By: Talaat Hanna
Talaat Hanna, Member

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, Derrick M Bradshaw of the state and county mentioned, personally appeared Wagih Soliman and Talaat Hanna, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be Members of Soliman Hanna LLC, the within named bargainor, a Tennessee Limited Liability Company, and that such Wagih Soliman and Talaat Hanna, as such Members, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the Limited Liability Company as Members.

Witness my hand and seal, at office in Davidson County, this 22nd day of September, 2026.

DMK
Notary Signature

My commission expires: 1-24-2028

DERRICK M. BRADSHAW
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Certificate of Authenticity

I, Amelia ON, 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 9/22/26.

Date

Affiant Signature

9/22/26

Date

State of Texas

County of Dallas

Sworn to and subscribed before me this 22nd day of September, 20 26.

Notary's Signature

My Commission Expires: 6/3/29

Date

Notary's Seal (if on paper)

NOTARY PUBLIC
Avalon Malikiya Morgan-Nichols
Exp. 6/3/2029
ID No.135617853
STATE OF TEXAS