Karen Johnson Davidson County
Batch # 1482325 DEEDQC
10/08/2026 08:17:20 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20261008-0092315

THIS INSTRUMENT PREPARED BY:
Stephen W. Grace, Esq.
1019 16th Avenue South
Nashville, TN 37212

| Name and Address of New Owner: | Name and Address of Person Responsible for Payment of Real Property Taxes: **SAME** | Tax Map Parcel No. |
|---|---|---|
| Mona Latif<br>2968 Owendale Drive<br>Antioch, TN 37013 | | 150 09 0 232.00 |

**QUITCLAIM DEED**

THIS INSTRUMENT is made and entered into on this 23rd day of September, 2026. For and in consideration of the sum of Ten Dollars ($10.00) cash in hand, and for other good and valuable consideration, the receipt and legal sufficiency of which are hereby acknowledged, ST MARY TMCK RENTAL PROPERTIES, INC., the "Grantor", does hereby convey, transfer, remise, release, relinquish, and quitclaim unto MONA LATIF, the "Grantee", her successors and assigns, all of Grantor's right, title and interest in and to the following described real property, to-wit:

Land in Davidson County, Tennessee, being Lot No. 21 "B" on the Plan of Zone Lot Division, Lots 21-30 (Inclusive), Cherry Hills, Section 12, of recording Plat Book 6250, Pages 174 & 175, as amended n Plat Book 6250, Page 466, and corrected in Book 7922, Page 803, all in the Register's Office for Davidson County, Tennessee, reference is hereby made for a more complete description.

Being the same property conveyed to ST MARY TMCK RENTAL PROPERTIES, INC., by Quitclaim Deed from Tamer Youssef dated September 9, 2024 and recorded September 9, 2024 as Instrument No. 20240909-0068947, Register's Office for Davidson County, Tennessee.

Property Address is: 3169 Kinwood Drive, Antioch, TN 37013

The above-described property is improved property.

This property is not a marital residence and as such is not subject to any homestead, dower or other marital interest as contemplated by Tenn. Code Ann. § 260-2-307 or other similar statute.

IN WITNESS WHEREOF, Grantor had caused this instrument to be executed on the date first written above.

St Mary TMCK Rental Properties, Inc.
Tamer Youssef
ST MARY TMCK RENTAL PROPERTIES, INC.
Grantor

BY: Tamer Youssef
Tamer Youssef, Its President and
Chief Operating Officer

Date: 9/23/26

State of Tennessee )

County of Davidson )

Before me, Notary Public of the State and County aforesaid, personally appeared Tamer Youssef, who upon oath acknowledged himself to be President and Chief Operating Officer of ST MARY RENTAL PROPERTIES, INC., the above-named Grantor and that he executed the foregoing instrument with full authority of the Grantor for the purpose therein contained, by so affixing his signature.

Notary Public

My Commission Expires: 3-13-2030

STEPHEN W. GRACE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF BEDFORD

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

ST MARY TMCK RENTAL PROPERTIES, INC.
Tamer Youssef

ST MARY TMCK RENTAL PROPERTIES, INC.
Grantor

BY: Tamer Youssef

Tamer Youssef, Its President and
Chief Operating Officer

Date: 9-23-26

State of Tennessee )

County of Davidson )

Sworn to and subscribed before me this 23rd day of September, 2026.

Notary Public

My Commission Expires: 3-13-2030

STEPHEN W. GRACE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF BEDFORD