Davidson County DEEDQC
Recvd: 12/13/07 15:39 3 pgs
Fees:17.00 Taxes:0.00
20071213-0143743

QUITCLAIM DEED

Name and Address of New Owner:
Tomboy Properties, LLC
P. O. Box 11503
Zephyr Cove, NV 89448

Map and Parcel Nos.:
07209023600

Send Tax Bills to:
Same as New Owner

FOR AND IN CONSIDERATION of TEN DOLLARS ($10.00), and other good and valuable consideration, the receipt of which is hereby acknowledged, **I, ANDREA J. BOYD,** do hereby quitclaim and convey unto **TOMBOY PROPERTIES, LLC,** its successors and assigns, all my right, title and interest in and to the following described tract of land:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION

SAID PROPERTY is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

IN WITNESS WHEREOF, the undersigned has hereunto set her hand on this the 6 day of NOV, 2007.

Andrea J. Boyd

SEE ATTACHED NOTARY ACKNOWLEDGEMENT

STATE OF NEVADA
COUNTY OF _____

Personally appeared before me, the undersigned authority, a Notary Public of the State and County aforesaid, the within named **Andrea J. Boyd**, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____ (city), Nevada, this the _____ day of _____. 2007.

Commission expires:
_____

_____
Notary Public

STATE OF ~~NEVADA~~ TENN.
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $0.

Deanie L. Gregory
AFFIANT

Subscribed and sworn to before me,
this the 12th day of December, 2007.

Sandy Balent
Notary Public

MY COMMISSION EXPIRES 1/23/2010

My Commission expires: _____

SANDY BALENT
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

Exhibit "A"

Land in Davidson County, Tennessee, being Lot No. 35-A on the Plan of Resubdivision of Lot No. 35, East Hill Addition, as shown by plat of record in Plat Book 5190, Page 433, Register's Office for Davidson County, Tennessee to which plat reference is here made for a complete description thereof.

Being the same property conveyed to Andrea J. Boyd by Warranty Deed from Raphael Molina and Fausto Molina which deed is dated March 23, 2007, and recorded March 26, 2007, as Instrument No. 20070326-0035875, in the Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY KNOWN AS 938A Delmas Avenue, Nashville, TN 37216

THIS INSTRUMENT PREPARED BY:
DEANIE L. GREGORY, ATTORNEY-AT-LAW
GREATER NASHVILLE TITLE COMPANY
200 MADISON STREET
MADISON, TN 37115

RETURN TO
GREATER NASHVILLE
TITLE & CLOSING CO.
200 MADISON STREET
MADISON, TN 37115

RETURN TO
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TITLE & CLOSING CO.
200 MADISON STREET
MADISON, TN 37115

CALIFORNIA ALL-PURPOSE CERTIFICATE OF ACKNOWLEDGMENT

State of CALIFORNIA)

County of SACRAMENTO)

On NOV 8, 07 before me, LORI M. WEIGANT NOTARY PUBLIC
(here insert name and title of the officer)

personally appeared ANDREA BOYD

~~personally known to me~~ (or proved to me on the basis of satisfactory evidence) to be the person~~(s)~~ whose name~~(s)~~ is/~~are~~ subscribed to the within instrument and acknowledged to me that ~~he~~/she/~~they~~ executed the same in ~~his~~/her/~~their~~ authorized capacity~~(ies)~~, and that by ~~his~~/her/~~their~~ signature~~(s)~~ on the instrument the person~~(s)~~, or the entity upon behalf of which the person~~(s)~~ acted, executed the instrument.

WITNESS my hand ~~and~~ official seal.

Signature of Notary Public

LORI M. WEIGANT
Commission # 1756047
Notary Public - California
Sacramento County
My Comm. Expires Jul 8, 2011

(Seal)

ADDITIONAL OPTIONAL INFORMATION

DESCRIPTION OF THE ATTACHED DOCUMENT

QUITCLAIM DEED
(Title or description of attached document)

(Title or description of attached document continued)

Number of Pages 4 Document Date 3-20-07

(Additional information)

CAPACITY CLAIMED BY THE SIGNER

- ☐ Individual (s)
- ☐ Corporate Officer

(Title)

- ☐ Partner(s)
- ☐ Attorney-in-Fact
- ☐ Trustee(s)
- ☐ Other

INSTRUCTIONS FOR COMPLETING THIS FORM

Any acknowledgment completed in California must contain verbiage exactly as appears above in the notary section or a separate acknowledgment form must be properly completed and attached to that document. The only exception is if a document is to be recorded outside of California. In such instances, any alternative acknowledgment verbiage as may be printed on such a document so long as the verbiage does not require the notary to do something that is illegal for a notary in California (i.e. certifying the authorized capacity of the signer). Please check the document carefully for proper notarial wording and attach this form if required.

- State and County information must be the State and County where the document signer(s) personally appeared before the notary public for acknowledgment.
- Date of notarization must be the date that the signer(s) personally appeared which must also be the same date the acknowledgment is completed.
- The notary public must print his or her name as it appears within his or her commission followed by a comma and then your title (notary public).
- Print the name(s) of document signer(s) who personally appear at the time of notarization.
- Indicate the correct singular or plural forms by crossing off incorrect forms (i.e. ~~he~~/she/~~they,~~ is /~~are~~) or circling the correct forms. Failure to correctly indicate this information may lead to rejection of document recording.
- The notary seal impression must be clear and photographically reproducible. Impression must not cover text or lines. If seal impression smudges, re-seal if a sufficient area permits, otherwise complete a different acknowledgment form.
- Signature of the notary public must match the signature on file with the office of the county clerk.
  - ❖ Additional information is not required but could help to ensure this acknowledgment is not misused or attached to a different document.
  - ❖ Indicate title or type of attached document, number of pages and date.
  - ❖ Indicate the capacity claimed by the signer. If the claimed capacity is a corporate officer, indicate the title (i.e. CEO, CFO, Secretary).
- Securely attach this document to the signed document

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