BILL GARRETT, Davidson County
Trans:T20100023988 DEEDQC
Recvd: 04/22/10 12:19 4 pgs
Fees:22.00 Taxes:0.00
20100422-0030515

This instrument prepared by:
LAW OFFICE OF DAVID J. WAYNICK
211 Donelson Pike, Suite 2
Nashville, TN 37214
(615) 885-5707

ADDRESS OF NEW OWNER:
Carol A. Frysinger
24221 Valyermo Drive
Mission Viejo, CA 92691

SEND TAX BILL TO:
To New Owner

MAP
&
PARCELS
148-06-0-003.00 &
091-07-0-237-00

THIS INSTRUMENT PREPARED BY INFORMATION FURNISHED SOLELY BY THE PARTIES HERETO WITH NO TITLE SEARCH PERFORMED.

QUITCLAIM DEED

For and in consideration of Ten Dollars ($10.00) and other good and valuable consideration **ATTITUDE HOMES, LLC., a Tennessee Limited Liability Company,** by these presents does hereby quitclaim, grant and convey unto **Carol A. Frysinger, unmarried,** her successors and assigns, all of its right, title and interest in the following described tracts of land in DAVIDSON COUNTY, TENNESSEE, to wit:

Land in Davidson County, Tennessee, being Lot No. 125 on the Plan of Haywood Acres, Section Four, of record in Plat Book 2900, page 93, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a complete legal description thereof.

Being the same property conveyed to Attitude Homes, LLC., a Tennessee Limited Liability Company, by deed from Carol Frysinger, unmarried, of record in Instrument No. 20080214-0014929, Register's Office for Davidson County, Tennessee

This is improved property known as 233 Margo Lane, Nashville, TN 37211.

AND

Land in Davidson County, Tennessee, being Lot No's 810 and 812 of Block 139, Plan No. 1, West Nashville, of record in Book 57, Pages 74 and 75, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Attitude Homes, LLC., a Tennessee Limited Liability Company, by deed from Carol Frysinger, unmarried, of record in Instrument No. 20080214-0014930, Register's Office for Davidson County, Tennessee.

This is improved property known as 4905 Kentucky Avenue, Nashville, TN 37209.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

GRANTOR MAKES NO REPRESENTATION OR WARRANTY, EXPRESS OR IMPLIED, AS TO THE EXACT AMOUNT OF ACREAGE OR SQUARE FOOTAGE IN THE PROPERTY, OR AS TO THE OWNERSHIP OF THE MINERALS LOCATED ON, UNDER OR WITHIN THE PROPERTY. GRANTOR MAKES NO REPRESENTATIONS OR WARRANTIES, EXPRESS OR IMPLIED, WITH RESPECT TO THE CONDITION OF THE PROPERTY CONVEYED HEREBY, INCLUDING IMPROVEMENTS LOCATED THEREON, INCLUDING, WITHOUT LIMITATION, THE HABITABILITY, CONDITION OR FITNESS THEREOF FOR ANY PARTICULAR USE OR PURPOSE. GRANTEE AGREES THAT THE PROPERTY CONVEYED HEREBY, INCLUDING IMPROVEMENTS LOCATED THEREON, IS CONVEYED BY GRANTOR AND ACCEPTED BY GRANTEE IN AN "AS IS, WHERE IS" AND "WITH ALL FAULTS" CONDITION. THIS CONVEYANCE IS MADE EXPRESSLY SUBJECT TO ALL COVENANTS, CONDITIONS, RESTRICTIONS AND RESERVATIONS CONTAINED IN FORMER DEEDS AND OTHER INSTRUMENTS OF RECORD APPLICABLE TO SAID PROPERTY, INSOFAR AS SAME ARE PRESENTLY BINDING THEREON, AND TO ANY EASEMENTS APPARENT FROM AN INSPECTION OF SAID PROPERTY.

STATE OF _____
COUNTY OF _____

The actual consideration or value, whichever is greater for this transfer is $0.00.

Carol A. Frysinger
Affiant

Subscribed and sworn to before me this _____ day of March, 2010

_____
Notary Public
My Commission expires:_____

IN WITNESS WHEREOF I have hereunto set my hand on this the 16th day of March, 2010.

Attitude Homes, LLC., a Tennessee Limited Liability Company

By: Carol A. Frysinger
Carol A. Frysinger
Chief Manager and Sole Member

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned Notary Public in and for said State and County duly commissioned and qualified, Carol A. Frysinger, with whom I am personally acquainted, and who acknowledged that she as Chief Manager, and sole member, with the authority to do so, executed the within instrument for the purposes therein contained by signing the name of Attitude Homes, LLC., a Tennessee Limited Liability Company.

WITNESS my hand, at office, this _____day of March, 2010.

_____
Notary Public

My Commission expires:_____

California All-Purpose

Jurat

State of California }
County of ORANGE } ss.

Subscribed and sworn to (or affirmed) before me on this 26 day of MARCH 20 10,

by CAROL A. FRYSINGER,

proved to me on the basis of satisfactory evidence to be the person(s) who appeared before me.

Robert J. Johnson

Robert J. Johnson, Notary Public

ROBERT J. JOHNSON
COMM. # 1874315
NOTARY PUBLIC - CALIFORNIA
ORANGE COUNTY
MY COMM. EXP. DEC. 24, 2013

(Seal)

OPTIONAL INFORMATION

DESCRIPTION OF THE ATTACHED DOCUMENT

Title: QUITCLAIM DEED FOR (2) TWO PROPERTIES IN DAVIDSON COUNTY, TN.
(1) 233 MARGO LANE, NASHVILLE TN 37211
(2) 4905 KENTUCKY AVE, NASHVILLE, TN 37209

Number of Pages: 2 Document Date: 3/26/10

Additional Information: REMOVING PROPERTIES LISTED ABOVE FROM an LLC -

Any Jurat completed in California must contain the exact verbiage that indicates the notary public has confirmed the identity of the dicument signer (affiant) based on satisfactory evidence proven to the notary with acceptable identification in accordance with California notary law. Any jurat completed in California which does not have such verbiage must have the wording added either with a jurat stamp or with a jurat form which does include the proper wording. There are no exceptions to this law for any jurat performed in California. In addition, the notary must require an oath or affirmation from the document signer regarding the truthfulness of the contents of the document. The document must be signed AFTER the oath or affirmation. If the document was previously signed, it must be re-signed in front of the notary public during the jurat process.

(Securely attach this document to the signed document)

RJJ-2008

California All-Purpose

Certificate of Acknowledgement

State of California
County of ORANGE } ss.

On MARCH 26, 2010 before me, Robert J. Johnson, Notary Public
name and title of the officer

personally appeared CAROL A. FRYSINGER

who 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.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

Witness my hand and official seal.

Robert J. Johnson, Notary Public

ROBERT J. JOHNSON
COMM. # 1874315
NOTARY PUBLIC-CALIFORNIA
ORANGE COUNTY
MY COMM. EXP. DEC. 24, 2013

(ADDITIONAL OPTIONAL INFORMATION)

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Title: QUITCLAIM DEED FOR (2) TWO PROPERTIES IN DAVIDSON COUNTY, TN

Number of Pages: 2 Document Date: 3-26-10

Additional Information: (1) 233 MARRO LN. NASHVILLE TN. 37211
(2) 4905 KENTUCKY AVE. NASHVILLE TN 37209

CAPACITY CLAIMED BY THE SIGNER

☑ Individual ☐ Corporate Officer, Title: _____
☐ Partner ☐ Attorney-in-fact ☐ Trustee(s)
☐ Other: _____

Any acknowledgement completed in California must contain verbiage exactly as it appears above in the notary section or a separate acknowledgement 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 acknowledgement verbiage 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 notary wording and attach this form if required.

(Securely attach this document to the signed document)

RJJ-2009