03

Realty Title

FORM No. WD-1

THIS INSTRUMENT WAS PREPARED FROM INFORMATION FURNISHED BY PARTIES. NO INDEPENDENT TITLE EXAMINATION WAS MADE.

DIANE K. MANN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 02-11-2013

STATE OF ~~CALIFORNIA~~ Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THE TRANSFER IS $-0-

Rachelle Caudill
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF December 2011

Diane K. Mann
NOTARY PUBLIC

MY COMMISSION EXPIRES:
(AFFIX SEAL)

This instrument prepared by: Realty Title & Escrow Company, Inc.
3815 Cleghorn Ave., Suite 102, Nashville, TN 37215

ADDRESS NEW OWNER (S) AS FOLLOWS:	Tax Bills to:	MAP-PARCEL NUMBERS
Timothy J. Patts	SAME	105-13-55
(NAME) 216 Summit Avenue, E-101	(NAME)	
(STREET ADDRESS)	(STREET ADDRESS)	
Brookline, MA 02446		
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (P.	

BILL GARRETT, Davidson County
Trans:T20110079109 DEEDQC
Recvd: 12/14/11 11:56 3 pgs
Fees:17.00 Taxes:0.00
20111214-0097328

QUITCLAIM DEED

For consideration, the receipt and sufficiency whereof is hereby acknowledged, the undersigned, Mark Charles Velligan and/or Mary Margaret Velligan, Trustees of the Velligan Family Trust by these present, quitclaim and convey unto Timothy J. Patts, all of their right, title and interest in and to the following tract or parcel of land, to-wit:

Land in Davidson County, Tennessee, being Lot No. 338 on the Plan of Resubdivision of Part of Belmont Land Company's Subdivision of Belmont Heights, of record in Book 421, Page 71, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Mark Charles Velligan and/or Mary Margaret Velligan, Trustees of the Velligan Family Trust, and Timothy J. Patts, of record in Instrument No. 20050726-0086992, Register's Office for Davidson County, Tennessee.

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.

This is improved property located at 2109 12th Avenue South, Nashville, TN 37204.

This is improved property located at 481-483 Ellenwood Drive, Nashville, TN 37211.

Witness my hand this 19th day of March, 2010.

Mark Charles Velligan, Trustee

Mark Charles Velligan, Trustee

Mary Margaret Velligan, Trustee

Mary Margaret Velligan, Trustee

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named, Mark Charles Velligan and Mary Margaret Velligan, Trustees of the Velligan Family Trust, the bargainor, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained and in the capacity thereof.

Witness my hand and official seal at , _____, _____, this _____ day of _____, 2010.
(City) (State)

_____
Notary Public

My commission expires:

See attached acknowledgment

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California

County of ORANGE

On MARCH 19, 2010 (Date) before me, SUSAN D. REVEAL, NOTARY PUBLIC, (Here Insert Name and Title of the Officer)

personally appeared ~~MARY MARGARET VELLIGAN~~, MARK CHARLES VELLIGAN, MARY MARGARET VELLIGAN (Name(s) of Signer(s))

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.

Signature Susan D. Reveal (Signature of Notary Public)

SUSAN D. REVEAL
Commission # 1665856
Notary Public - California
Orange County
My Comm. Expires Mar 30, 2010

Place Notary Seal Above

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document: Quit Claim Deed

Document Date: 03-19-2010 Number of Pages: 02

Signer(s) Other Than Named Above: ~

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____

☐ Individual
☐ Corporate Officer — Title(s): _____
☐ Partner — ☐ Limited ☐ General
☐ Attorney in Fact
☐ Trustee
☐ Guardian or Conservator
☐ Other: _____

Signer Is Representing: _____

RIGHT THUMBPRINT OF SIGNER
Top of thumb here

Signer's Name: _____

☐ Individual
☐ Corporate Officer — Title(s): _____
☐ Partner — ☐ Limited ☐ General
☐ Attorney in Fact
☐ Trustee
☐ Guardian or Conservator
☐ Other: _____

Signer Is Representing: _____

RIGHT THUMBPRINT OF SIGNER
Top of thumb here

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