Davidson County DEEDQC
Recvd: 04/24/13 16:07 4 pgs
Fees:22.00 Taxes:0.00
20130424-0040876

This instrument prepared by:
Leila Hansen, Esq.
9041 South Pecos Road, Suite 3900
Henderson, Nevada 89074

QUIT CLAIM DEED

TITLE OF DOCUMENT

ADDRESS NEW OWNER AS FOLLOWS:
Laura Wellington
148 Five Oaks Drive
Nashville, Tennessee 37217

MAIL TAX STATEMENT TO:
Laura Wellington
148 Five Oaks Drive
Nashville, Tennessee 37217

MAP PARCEL NUMBERS:
Map/Parcel:
107050A14800

FOR AND IN CONSIDERATION of the sum of ONE DOLLAR AND NO/100 ($1.00), cash in hand paid by the grantee, the receipt and sufficiency of which is hereby acknowledged, Margaret A. Cooper, an unmarried woman and Laura Wellington, an unmarried woman has this day bargained and sold, and does hereby transfer and convey unto the said Laura Wellington, an unmarried woman, Grantees herein, their successors and assigns, certain real estate in Davidson County, Tennessee as follows:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING UNIT NO. 148 ON THE PLAN OF FIVE OAKS, FORMERLY THE MEADOW, A PLANNED UNIT DEVELOPMENT, OF RECORD IN PLAT BOOK 5200, PAGE 355 AND AS AMENDED IN BOOK 5784, PAGE 521, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE LEGAL DESCRIPTION.

Being the same property conveyed to Margaret A. Cooper, unmarried and Laura Wellington, unmarried by Deed from Margaret A. Cooper, unmarried of record as Document No. 20100722-0057577, said Register's Office.

The express purpose of this conveyance is to Remove Co-Owner from Title.

This is unimproved ( ) property known as 148 Five Oaks Drive, Nashville, Tennessee 37217
Improved ( )

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantee, its successors and assigns, against the lawful claims of all person, claiming by, through or under the Grantor, but against none other.

Whenever 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 our hand this 24 day of December, 2012, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

SIGNED IN COUNTERPART

Margaret A. Cooper

Laura Wellington

Laura Wellington

ACKNOWLEDGMENT

STATE OF Tennessee)

COUNTY OF Davidson) ss

Personally appeared before me, Sharon J. Buhlig, a Notary Public in and for said County and State, ~~**Margaret A. Cooper and**~~ **Laura Wellington** the within named bargainor, individual(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Given under my hand and official seal of office at Nashville, TN this 24 day of December, A.D., 20 12.

NOTARY STAMP/SEAL

SHARON J. BUHLIG
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires MAR. 4, 2013

Sharon J. Buhlig
NOTARY PUBLIC

Notary Commission Expires: 3-4-2013

AFFIDAVIT OF VALUE

STATE OF Tennessee)

COUNTY OF Davidson)

The actual consideration or value whichever is greater, for this transfer is $ 1.00.

Subscribed and sworn to before me this the 24 day of December, 2012.

(Affix Seal)

Laura Wellington
Affiant

Sharon J. Buhlig
Notary Public

My Commission Expires: 3-4-2013

SHARON J. BUHLIG
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires MAR. 4, 2013

Witness our hand this 28th day of December, 20 12, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Margaret A. Cooper

Margaret A. Cooper

SIGNED IN COUNTERPART

Laura Wellington

ACKNOWLEDGMENT

STATE OF Florida)

COUNTY OF Hillsborough) ss

Personally appeared before me, Susan Assouad a Notary Public in and for said County and State, **Margaret A. Cooper ~~and Laura Wellington~~** the within named bargainor, individual(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Given under my hand and official seal of office at Valrico, Florida this 28th day of December, A.D., 20 12.

NOTARY STAMP/SEAL

NOTARY PUBLIC STATE OF FLORIDA
SUSAN ASSOUAD
MY COMMISSION # EE 833532
EXPIRES: October 31, 2016
Bonded Thru Budget Notary Services

Susan Assouad

Susan Assouad NOTARY PUBLIC

Notary Commission Expires: 10-31-2016

ID verified by Drivers License

AFFIDAVIT OF VALUE

STATE OF Florida)

COUNTY OF Hillsborough)

The actual consideration or value whichever is greater, for this transfer is $ 1.00.

Subscribed and sworn to before me this the 28th day of December, 20 12 by Margaret A. Cooper.

(Affix Seal)

Margaret A. Cooper

Affiant

Susan Assouad

Notary Public Susan Assouad

My Commission Expires: 10-31-2016

ID verified by Drivers License

NOTARY PUBLIC STATE OF FLORIDA
SUSAN ASSOUAD
MY COMMISSION # EE 833532
EXPIRES: October 31, 2016
Bonded Thru Budget Notary Services

True Copy Certification

I, Victor Lopez, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of California

County of Orange

Personally appeared before me, [Name of Notary] Felipe Heras, a notary public for this county and state, [name of person making certification] who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: Nov 24. 2016

Notary' Seal (if on paper)

FELIPE HERAS
Commission # 1999139
Notary Public - California
Orange County
My Comm. Expires Nov 24, 2016