THIS INSTRUMENT PREPARED BY:
Debbie Lang
Curphey & Badger Law
28100 US Highway 19 North, Suite 300
Clearwater, Florida 33761

Davidson County DEEDQC
Recvd: 09/12/13 14:48 5 pgs
Fees:27.00 Taxes:0.00
20130912-0096498

QUIT CLAIM DEED

New Owner(s) Address and mail tax statements to:
Carol Digiore
3273 Trails End Lane
Nashville, TN 37214

Tax ID: 10812027200
Order #: 20-3702383

For and in consideration of ZERO and 00/100 Dollars ($0.00) and NO other good or valuable consideration, We, DOUGLAS A. DIGIORE, an unmarried man, and CAROL DIGIORE, an unmarried woman, as joint tenants with right of survivorship, as Grantors, and CAROL DIGIORE, an unmarried woman, Grantee, hereby convey all right, title and interest that we may have in and to the following described real property located in Davidson County, Tennessee, to wit:

THE FOLLOWING DESCRIBED REAL ESTATE SITUATE, LYING AND BEING IN THE COUNTY DAVIDSON, STATE OF TENNESSEE, TO WIT:
DESCRIBED PROPERTY LOCATED IN DAVIDSON COUNTY, TENNESSEE, TO WIT:
LOT NUMBER 17 ON THE PLAN OF ELMCREST SUBDIVISION, AS SHOWN OF RECORD IN PLAT BOOK 7900, PAGE 52, REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE DESCRIPTION.
BEING THE SAME PROPERTY CONVEYED TO DOUGLAS A. DIGIORE, AN UNMARRIED MAN AND CAROL DIGIORE, AN UNMARRIED WOMAN AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP BY DEED FROM ALLYN J. HOFFMAN RECORDED 02/23/2012 IN DEED DOCUMENT NUMBER 20120223-0015741, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

Assessor's Parcel No: 10812027200

Property Address: 861 Sandburg Place, Nashville, TN 37214

Witness our hands this the 5 day of August, 2013.

DOUGLAS A. DIGIORE

STATE OF California }

COUNTY OF Orange }

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within, DOUGLAS A. DIGIORE, the Grantor, with whom I am personally acquainted (or who have proven to me on the basis of satisfactory evidence), and who have acknowledged and executed the within Quitclaim Deed for the purposes therein contained.

Witness my hand and official seal this the 5th day of August, 2013.

SEE ATTACHED NOTARY

Notary Public

My Commission expires: DATED 8/5/13

Witness our hands this the 5th day of August, 2013.

CAROL DIGIORE

STATE OF Tennessee }

COUNTY OF Davidson }

COURTNEY POWERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires MAR. 3, 2014

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within, CAROL DIGIORE, the Grantor, with whom I am personally acquainted (or who have proven to me on the basis of satisfactory evidence), and who have acknowledged and executed the within Quitclaim Deed for the purposes therein contained.

Witness my hand and official seal this the 5th day of August, 2013.

Courtney Powers
Notary Public
My Commission expires: Mar 3, 2014

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

Affiant's Name

Subscribed and sworn to before me this the 5 day of August, 2013.

COURTNEY POWERS
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY, TENN.

Courtney Powers
Notary

My Commission expires: Mar 3, 2014

Name and Address of Property Owner:
CAROL DiGiore
3273 Trailsend Ln
Nashville TN 37214

Name and Address of the Person or Entity Responsible for the Payment of the Real Property Tax:
_____
_____
_____

No title search was performed on the subject property by the preparer. The preparer of this deed makes neither representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by grantors/grantees and /or their agents; no boundary survey was made at the time of this conveyance.

California All-Purpose Acknowledgment

State of California

County of ORANGE S.S.

On AUG 5, 2013 before me, MARY M- GIACCHINO, NOTARY PUBLIC

personally appeared Douglas A DiGIORE

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.

Mary M. Giacchino

Signature of Notary Public

MARY M. GIACCHINO
Commission # 1989106
Notary Public - California
Orange County
My Comm. Expires Aug 25, 2016

OPTIONAL INFORMATION

Although the information in this section is not required by law, it could prevent fraudulent removal and reattachment of this acknowledgment to an unauthorized document and may prove useful to persons relying on the attached document.

Description of Attached Document

The preceding Certificate of Acknowledgment is attached to a document titled/for the purpose of Quit Claim DEED

containing 3 pages, and dated 8-5-2013.

The signer(s) capacity or authority is/are as:

- [X] Individual(s)
- [ ] Attorney-in-fact
- [ ] Corporate Officer(s) _____
- [ ] Guardian/Conservator
- [ ] Partner - Limited/General
- [ ] Trustee(s)
- [ ] Other: _____

representing: _____

Additional Information

Method of Signer Identification

Proved to me on the basis of satisfactory evidence:

- [X] form(s) of identification DR LIC.
- [ ] credible witness(es)

Notarial event is detailed in notary journal on:

Page # 7 Entry # 2

Notary contact: MARY M. GIACCHINO

Other

- [ ] Additional Signer
- [ ] Signer(s) Thumbprints(s)
- [ ] _____

True Copy Certification

I, Betty H. McNutt, do hereby make oath that I am 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.

Betty H McNutt

Signature

State of Florida
County of Brevard

Personally appeared before me Nathan J. Horvath, a notary public for this county and state, Betty H. McNutt who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Nathan J Horvath

Notary's Signature

My Commission Expires:
Notary's Seal (if on paper)

NATHAN J. HORVATH
NOTARY PUBLIC
STATE OF FLORIDA
Comm# DD961494
Expires 2/15/2014