Recording Requested By and
When recorded mail document
James Gennette
24685 Sutton Ln.
Laguna Niguel, CA 92677

Document prepared by:
James Gennette
24685 Sutton Ln.
Laguna Niguel, CA 92677

Mail tax information to:
Linda J. Gennette
308 Queen Ave.
Nashville, TN 37207

APN: 071-08-0-021.00

Bill Garrett Davidson County
Batch# 76517 DEEDQC
04/05/2018 10:10:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20180405-0031974

QUITCLAIM DEED

This Quitclaim Deed, made this 15th day of March, 2018,
For the consideration of ZERO DOLLARS ($0.00), receipt is hereby acknowledged,
I, Linda Gennette, the GRANTOR, whose address is: 308 Queen Ave., Nashville, TN 37207

do/does hereby convey to:

Linda J. Gennette, a single woman, and James A. Gennette, a married man, as Joint Tenants with right of survivorship, whose address is: 24685 Sutton Ln., Laguna Niguel, CA 92677,
the following described real property situated in the County of Davidson, State of California, described as follows:

> Land in Davidson County, Tennessee, being part of Lot(s) 114, as shown on the map entitled J.B. Haynie's Oriental Addition, of record in Plat Book 161, Pages 26 and 27, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Property commonly known as: 308 Queen Ave., Nashville, TN 37207

This being the same property conveyed to Linda Gennette by Deed from Thomas E. Bush, Jr. dated October 6, 2006, and recorded as Instrument #20061101-0126200 in the public records of Davidson County, Tennessee.

TOGETHER with all and singular the buildings and improvements, tenements, hereditaments and appurtenances to the same belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rent, issues, and profits thereof; and also, AND ALSO, all the estate, right, title, interest, property, claim and demand whatsoever of the said Grantor, both in law and in equity, of the said Grantor, of, in , to or out of the said premises, and every part and parcel thereof.

THIS CONVEYANCE made subject to all easements, and building or use restrictions of record, including, but not limited to, those for public roads and highways, restrictive covenants, utilities, railroads, and pipelines. The conveyance is also subject to all applicable zoning, ordinances, statues, rules, or regulations, as amended.

TO HAVE AND TO HOLD the said premises, with all and singular the appurtenances, unto the said Grantee, his heirs and assigns, to and for the only proper use and behoof of the said Grantee his heirs and assigns forever. The singular number shall include the plural, the plural and the singular, and the use of any gender shall be applicable to all genders.

Mail Tax Statements as Directed Above

Dated: March 15, 2018

Linda Gennette

STATE OF Tennessee }SS

COUNTY OF Davidson

On, March 23rd, 2018, before me, Linda Ronald E. Doyle

a Notary Public, personally appeared Linda Gennette

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 on the instrument the person(s), or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.

RONALD EDWARD DOYLE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Commission expires: 1/6/2020

STATE OF California

COUNTY OF Orange

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $0.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant RYAN CHANDLER

Subscribed and sworn to before me on this the 4 day of April, 2018.

Notary Public

My Commission Expires: Sep 16 2021

SEAL

ESTHER L. HINOSTROZA
Notary Public - California
Orange County
Commission # 2214485
My Comm. Expires Sep 16, 2021

True Copy Certification

I, Merna Emsis, 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 executed and authenticated according to law.

Signature

State of California

County of Orange

Personally appeared before me, Esther L. Hinostroza, a notary public for this county and state, Merna Emsis 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: _____
Notary' Seal (if on paper)

ESTHER L. HINOSTROZA
Notary Public - California
Orange County
Commission # 2214485
My Comm. Expires Sep 16, 2021