Prepared By
Lobb & Plewe, LLP
4160 Temescal Canyon Road, Suite 202
Corona, CA 92883

NEW OWNER
SEND TAX BILLS TO:
After Recording Return To
Law's Rentals, LLC
Elizabeth Washburn
807 Center Street
Riverside, CA 92507

Karen Johnson Davidson County
Batch# 297858 DEEDQC
10/09/2019 08:23:26 AM 3 pgs
Fees: $17.00 Taxes: $0.00

20191009-0103286

Map & Parcel No: 129-15-0-021

(Space Above For Recorder's Use)

QUITCLAIM DEED

STATE OF TENNESSEE

DAVIDSON COUNTY

KNOW ALL MEN BY THESE PRESENTS, that Elizabeth Washburn, a married woman, "the Grantor," on this the 11th day of September 2019, for and in consideration of the sum of Ten Dollars ($10.00) does hereby bargain, sell, release, remise, quit claim, and convey unto Law's Rentals, LLC, a limited liability company, "the Grantee," all right, title, and interest in and to the following described real estate to wit,

Lot No. 131 on the Plan of Section 1, Warner Park Valley, as of record in Plat Book 3600, Pages 12, 13, and 14, said Register's Office, to which plan reference is hereby made for a more complete and accurate description:

Being the same property conveyed to Elizabeth Washburn, a married woman by Warranty Deed dated October 26, 2018 from Scott Irwin, a married man, recorded October 29, 2018 in Instrument Number 20181029-0107037, in the Official Records of Davidson County, Tennessee

This Conveyance is subject to the matters set forth below, if any, as well as (1) all applicable zoning ordinances (2) utility, sewer, drainage, and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations, and easements of record (as may be amended or supplemented), (4) building restrictions, and (5) all other matters of public record.

1. All matters shown on the plat of record in Plat Book 3600, Pages 12, 13, and 14, in the Register's Office for Davidson County, Tennessee.

2. Easement for the flow of Vaughn's Gap Branch, as much as thereon may flow, from time to time.

Dated: 9-11-19

Elizabeth Washburn, Grantor

ACKNOWLEDGMENT

A Notary Public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA)
) ss.
COUNTY OF RIVERSIDE)

On September 11, 2019, before me, Deborah Cane, Notary Public, personally appeared Elizabeth Washburn, 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 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.

Notary Public

DEBORAH CANE
Notary Public - California
Riverside County
Commission # 2281301
My Comm. Expires Mar 16, 2023

(SEAL)

AFFIDAVIT OF VALUE

STATE OF TENNESSEE

DAVIDSON COUNTY

I swear or affirm that the actual consideration for this transfer, or the value of the property transferred, whichever is greater, is $~~450,000~~ 0. That amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Elizabeth Washburn, Grantee
Law's Rentals, LLC

Sworn to and subscribed before me this 11th day of September, 2019.

Notary Public

DEBORAH CANE
Notary Public - California
Riverside County
Commission # 2281301
My Comm. Expires Mar 16, 2023

(SEAL)