Karen Johnson Davidson County
Batch# 368174 DEEDQC
03/05/2020 02:51:00 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20200305-0025076

PREPARED BY:
LARRY K. TOLBERT, ATTORNEY
425 W. COLLEGE STREET
MURFREESBORO, TN 37130
FROM INFORMATION
FURNISHED BY THE PARTIES

ADDRESS OF NEW OWNER:
Tamar Algazi, Trustee of The
Tamar Algazi Living Trust
1306 Wycliffe
Irving, CA 92602

MAIL TAX NOTICES TO:
Same

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS and NO/100 ($10.00), and other good and valuable consideration, cash in hand paid, the receipt of which is hereby acknowledged, **TAMAR ALGAZI, an unmarried person**, does hereby transfer, convey and quitclaim unto **TAMAR ALGAZI, Trustee of The TAMAR ALGAZI LIVING TRUST,** its successors and assigns, forever, all her right, title, claim and interest in and to that certain parcel of real estate situated in Davidson County, to wit:

Being all of Lot No. 19, on the Plan of Greer Meadows at Cedar Creek, First Revision, Section Three, Phase II, of record in Instrument No. 20040407-0039587, Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed unto Tamar Algazi, an unmarried person, by Warranty Deed dated July 6, 2016, of record in Instrument No. 20160707-0069674, Register's Office of Davidson County, Tennessee.

This is improved property known as 520 Scotts Creek Trail, Hermitage, TN 37076.

WITNESS MY HAND, this the 29 day of February, 2020.

TA mi

TAMAR ALGAZI

STATE OF CALIFORNIA)
COUNTY OF ORANGE)

CERTIFICATE ATTACHED

PERSONALLY APPEARED BEFORE ME, the undersigned authority, a Notary Public for said County and State, **Tamar Algazi**, the within-named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS MY HAND, and official seal at office in _____, California, this the _____ day of _____, 2020.

_____
NOTARY PUBLIC
My commission expires: _____

STATE OF CALIFORNIA)
COUNTY OF ORANGE)

I hereby swear or affirm that there was no cash consideration for this transfer.

TA mi

AFFIANT

CERTIFICATE ATTACHED

SUBSCRIBED AND SWORN TO before me, this the _____ day of _____, 2020.

_____
NOTARY PUBLIC
My commission expires: _____

MAP/PARCEL NO.: 075120A18500CO

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT **CIVIL CODE § 1189**

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
County of Orange

On 02/29/2020 (Date) before me, A-Hamid Amini Notary Public (Here Insert Name and Title of the Officer)

personally appeared Tamar Algazi (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.

A. HAMID AMINI
Notary Public - California
Orange County
Commission # 2250591
My Comm. Expires Aug 17, 2022

Place Notary Seal and/or Stamp Above

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 _____
Signature of Notary Public

OPTIONAL

Completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document
Title or Type of Document: Quit Claim Deed
Document Date: _____ Number of Pages: _____
Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name:	Signer's Name:
☐ Corporate Officer – Title(s):	☐ Corporate Officer – Title(s):
☐ Partner – ☐ Limited ☐ General	☐ Partner – ☐ Limited ☐ General
☐ Individual ☐ Attorney in Fact	☐ Individual ☐ Attorney in Fact
☐ Trustee ☐ Guardian of Conservator	☐ Trustee ☐ Guardian of Conservator
☐ Other:	☐ Other:
Signer is Representing:	Signer is Representing:

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Jurat

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

County of Orange

Subscribed and sworn to (or affirmed) before me on this 29 day of Feb.

20 20 by Tamar Algazi

proved to me on the basis of satisfactory evidence to be the person(s) who appeared before me.

Signature

(Notary seal)

A. HAMID AMINI
Notary Public - California
Orange County
Commission # 2250591
My Comm. Expires Aug 17, 2022

A. HAMID AMINI
Notary Public - California
Orange County
Commission # 2250591
My Comm. Expires Aug 17, 2022

OPTIONAL INFORMATION

DESCRIPTION OF THE ATTACHED DOCUMENT

Quit claim Deed

(Title or description of attached document)

(Title or description of attached document continued)

Number of Pages _____ Document Date_____

(Additional information)

INSTRUCTIONS FOR COMPLETING THIS FORM

Any Jurat completed in California must contain verbiage that indicates the notary public either personally knew the document signer (affiant) or that the identity was satisfactorily proven to the notary with acceptable identification in accordance with California notary law. Any jurat completed in California which does not have such verbiage must have add the wording either with a jurat stamp or with a jurat form which does include proper wording. There are no exceptions to this law for any jurat performed in California. In addition, the notary must require an oath or affirmation from the document signer regarding the truthfulness of the contents of the document. The document must be signed AFTER the oath or affirmation. If the document was previously signed, it must be re-signed in front of the notary public during the jurat process.

- State and County information must be the State and County where the document signer(s) personally appeared before the notary public.
- Date of notarization must be the date that the signer(s) personally appeared which must also be the same date the jurat process is completed.
- Print the name(s) of document signer(s) who personally appear at the time of notarization.
- Signature of the notary public must match the signature on file with the office of the county clerk.
- The notary seal impression must be clear and photographically reproducible. Impression must not cover text or lines. If seal impression smudges, re-seal if a sufficient area permits, otherwise complete a different jurat form.
  - Additional information is not required but could help to ensure this jurat is not misused or attached to a different document.
  - Indicate title or type of attached document, number of pages and date.
- Securely attach this document to the signed document