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20100666304



Pages:  
0005

Recorded/Filed in Official Records  
Recorder's Office, Los Angeles County,  
California

05/17/10 AT 08:00AM

FEES:	48.00
TAXES:	0.00
OTHER:	0.00
PAID:	48.00



LEADSHEET



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SEQ:  
11

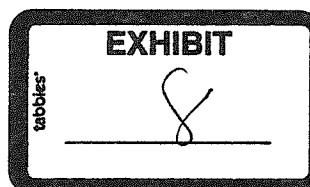
DAR - Title Company (Hard Copy)



THIS FORM IS NOT TO BE DUPLICATED

T29

EMR71



RECORDING REQUESTED BY  
FIRST AMERICAN TITLE COMPANY  
RECORDED AT THE REQUEST OF:

WHEN RECORDED, MAIL TO:  
**EQUITY LOAN SERVICES**  
1100 SUPERIOR AVENUE #200  
CLEVELAND, OHIO 44114  
ATTENTION: NATIONAL RECORDINGS



4368017

APN 3001-080-023

### QUIT CLAIM DEED

(Print the title of the document in this area exactly as it appears on the original)

TAYLOR, BEAN & WHITMAN  
41732625 CA  
FIRST AMERICAN ELS  
QUIT CLAIM DEED

RECORDING REQUESTED BY  
FIRST AMERICAN TITLE COMPANY  
AS AN ACCOMMODATION ONLY

RECORDING REQUESTED BY  
FIRST AMERICAN TITLE COMPANY  
AS AN ACCOMMODATION ONLY

THIS PAGE WAS ADDED TO PROVIDE ADEQUATE SPACE FOR RECORDING INFORMATION PER  
CALIFORNIA GOVERNMENT CODE, SEC. 27361.6

11E

3

RECORDING REQUESTED BY

WHEN RECORDED, RETURN TO:  
EQUITY LOAN SERVICES  
1100 SUPERIOR AVENUE, SUITE 200  
CLEVELAND, OHIO 44114  
NATIONAL RECORDING - TEAM 1  
Accommodation Recording Per Client Request

Zip

Title Order No. FOP011 / 0637214 Record No.

SPACE ABOVE THIS LINE FOR RECORDER'S USE

Quitclaim Deed

THE UNDERSIGNED GRANTEE (S) DECLARE (S)

DOCUMENTARY TRANSFER TAX IS \$

5047316

unincorporated area  City of \_\_\_\_\_

Formed No. 2001-080-023

computed on full value of interest or property conveyed, or  
 computed on full value less value of liens or encumbrances remaining at time of sale, and

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,  
FEDERAL HOME LOAN MORTGAGE CORPORATION

hereby REMISE, RELEASE AND FOREVER QUITCLAIM to

TAYLOR, BEAN & WHITAKER MORTGAGE CORP., whose address is 1417 N. Magnolia Ave,  
Ocala, Florida 34475

the following described real property in the

County of Los Angeles, state of California

And being that certain property described on Exhibit "A" attached hereto and incorporated herein  
by reference.

Dated January 13, 2010

STATE OF CALIFORNIA Texas  
COUNTY OF Denton

On January 13, 2010 before me,

John R. Hodack  
(Please insert name and title of the officer)

, personally appeared Gloria Wright

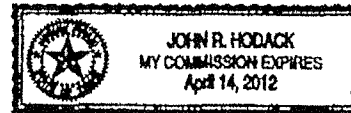
Assistant Treasurer

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  
Signature John R. Hodack

*Gloria Wright*  
Gloria Wright  
Assistant Treasurer



"The value of the property in this conveyance, exclusive of liens and encumbrances is \$100,00 or less, and there is no additional consideration received by the grantor. R & T 11911"

MAIL TAX STATEMENTS TO PARTY SHOWN ON FOLLOWING LINE, IF NO PARTY SHOWN, MAIL AS DIRECTED ABOVE

Name Street Address City & State

Exhibit A

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PARCEL 1:

LOTS 26 OF TRACT NO. 45566, IN THE CITY OF PALMDALE, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, ACCORDING TO MAP RECORDED IN BOOK 1148, PAGES 72 TO 77 INCLUSIVE OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

EXCEPT THEREFROM ALL OIL, GAS AND OTHER MINERAL RIGHTS OF ANY KIND THAT MAY EXIST IN OR UNDER SAID LAND, AS RESERVED IN THE DEED FROM W. F. RALSTON WINNARD AND HELEN HUNT WINNARD, HUSBAND AND WIFE, AS JOINT TENANTS, RECORDED IN BOOK 19512 PAGE 358 OFFICIAL RECORDS.

ALSO EXCEPT THEREFROM 1/8TH INTEREST IN ANY AND ALL OIL, OR MINERALS OF ANY KIND THAT MAY BE EXIST IN OR UNDER SAID LAND, AS RESERVED IN THE DEED FROM MAME E. WINNARD AND WELLINGTON L. WINNARD, HER HUSBAND, RECORDED IN BOOK 1973 PAGE 267, OFFICIAL RECORDS.

PARCEL 2:

NONEXCLUSIVE EASEMENTS APPURTENANT TO PARCEL 1 ABOVE, ON AND OVER THE "COMMON AREA" AS DEFINED IN THE DECLARATION OF ANNEXATION FOR ACCESS, USE, OCCUPANCY, ENJOYMENT, INGRESS AND EGRESS OF THE AMENITIES LOCATED THEREON. THE COMMON AREA IS FOR THE USE OF OWNERS OF LOTS WHICH ARE SUBJECT TO THE DECLARATION AND IS NOT FOR THE USE OF THE GENERAL PUBLIC.

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State of California )  
County of \_\_\_\_\_ )

On \_\_\_\_\_ before me \_\_\_\_\_, a notary public, personally  
appeared \_\_\_\_\_

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.

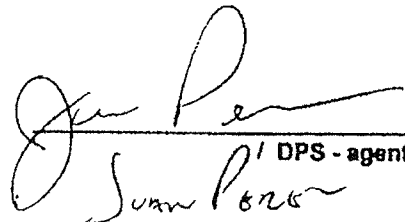
I certify under **PENALTY OF PERJURY** under the laws of the State of California that the  
foregoing paragraph is true and correct

WITNESS my hand and official seal.

\_\_\_\_\_  
Signature of Notary Public

**I certify (or declare) under penalty of perjury that the forgoing is true  
and correct**

5 11 10  
Date

  
Juan Perez  
DPS - agent