(2)

Davidson County DEEDQC
Recvd: 11/26/07 09:48 2 pgs
Fees:12.00 Taxes:0.00
20071126-0136800

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ -0-.

Affiant

Sworn to and subscribed before me this 16th day of November, 2007.

Notary Public

My Commission Expires:

KEVIN D. MONTGOMERY NOTARY Exp. 11/24/07 PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

BOX 10-A

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

This Instrument Prepared By:
Kevin D. Montgomery
HARDEMAN & MONTGOMERY
4301 Hillsboro Road, Suite 300
Nashville, Tennessee 37215

QUITCLAIM DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.
Mr. & Mrs. James Dudney Fox 3815 Hilldale Drive Nashville, TN 37215	Same	Map 117-09 Parcel 33

FOR GOOD AND VALID CONSIDERATION, receipt of which is hereby acknowledged, James Dudney Fox, ("Grantor"), does this day transfer, quitclaim and convey unto James Dudney Fox and Ann Mears Fox, husband and wife ("Grantees") all of his interest in the property described herein below, being land in Davidson County, Tennessee described as follows:

Land in the 7th Civil District of Davidson County, Tennessee, being Lot No. 2 on the unrecorded Plan of a resubdivision of part of Lot No. 3 on the Plan of Billington's Subdivision of part of Lot No. 2 of the Compton Lands, of record in Book 547, page 116, Register's Office for Davidson County, Tennessee, said Compton plan being of record in Plan Book 2, page 58 of the Chancery Court at Nashville and described according to a survey made May 15, 1947, by E. R. Southgate & Son, Surveyors, as follows:

Beginning at an iron pin in the westerly margin of Hilldale Road or Drive, the common corner of Lots 1 and 2 of said unrecorded plan, said point being 293.4 feet, more or less, north of the center line of Abbott Martin Road, being the northeast corner of the property conveyed to George W. Henegar and wife, by deed of record in book 1490, page 600, said Register's Office; thence with Henegar's north line, and the same, if extended, 215 feet to a point; thence north 4 deg. east 100 feet to the corner of Lots 2 and 3; thence with the line between said lots, easterly 215 feet to the west margin of Hilldale Road; thence with the margin of said Road, southerly 100 feet to the beginning.

Being the same property conveyed to James Dudney Fox, unmarried, by Warranty Deed from Richard B. Hope, of record in Instrument No. 20000801-0075779, and re-recorded in 20010917-0100404, Register's Office for Davidson County, Tennessee. A Scrivener's Affidavit of record in Instrument No. 20070502-0052599 was subsequently filed to correct a typographical error in a Book and Page number in the original vesting deed.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

This is improved property known as 3815 Hilldale Drive, Nashville, Tennessee 37215.

IN WITNESS WHEREOF I have hereunto set my hand on this the 16 day of November, 2007.

James Dudney Fox

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Kevin D. Montgomery, a Notary Public in and for said County and State, the within named, James Dudney Fox, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 16 day of November, 2007.

Notary Public

My Commission Expires: _____

KEVIN D. MONTGOMERY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. Exp. 11/24/07