BILL GARRETT, Davidson County
Trans:T20090019541 DEEDQC
Recvd: 03/24/09 15:52 2 pgs
Fees:12.00 Taxes:0.00
20090324-0026636

This Instrument Prepared by:
Creekside Title & Escrow, LLC
103 Lee Court
Hendersonville, TN 37075

QUITCLAIM DEED

ADDRESS NEW OWNER	SEND TAX BILLS TO:	MAP & PARCEL
Michael B. Fox	Same	96-15-52.00
3109 Boulder Park Drive		
Nashville, TN 37214		

THIS QUITCLAIM DEED made this ___ day of **March**, **2009**, between **Celena E. Patterson, unmarried**, First Party, and **Brian B Fox, unmarried**, Second Party.

WITNESSETH

THAT SAID FIRST PARTY, for and in consideration of the sum of One and No/100 ($1.00) Dollars, and other good and valuable consideration, to it in hand paid by said Second Party, the receipt of which is hereby acknowledged, has bargained, sold, remised, released and QUITCLAIMED, and does by these presents sell, remise, release and QUITCLAIM unto Second Party, all of First Party's right, title and interest in and to the following described premises, to wit:

Being Lot No. 53 on the Plan of Hickory Bend, Section III, as shown by plat of record in Plat Book 3600, page 42, of the 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 to Michael Brian Fox and Celena Elizabeth Patterson by Warranty Deed from Earl D Walters and wife Anna R Walters dated 10/10/07 and filed on 10/15/07 of record in Inst. No. 200710150121897, said Register's Office.

THIS CONVEYANCE is made subject to any and all applicable restrictions, easements and building setback lines as are shown in the records of said county and all the estate, right, title and interest of the party of the First therein, with the hereditaments and appurtenances thereto appertaining, hereby releasing all claims therein to the said party of the Second, his/her/their heirs and assigns forever.

IN WITNESS WHEREOF, the said First Party hereunder set its hand and seal this _____ day of **March**, **2009**.

Celena E Patterson

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, a Notary Public of said county and state, the within named ***Celena E Patterson*** with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my ~~hand and~~ official seal this 16 day of **March**, **2009**.

M. TODD CATHEY
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires January 29, 2013

M Todd Cathey
Notary Public

My Commission Expires:

I hereby swear or affirm that the actual consideration or true value of the transfer, whichever is greater, is ***$0.00***.

Affiant

Subscribed and sworn to before me, this the 16 day of **March**, **2009**.

M. TODD CATHEY
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires January 29, 2013

M Todd Cathey
Notary Public

My Commission Expires: