BILL GARRETT, Davidson County
Trans:T20110001577 DEEDQC
Recvd: 01/07/11 10:30 4 pgs
Fees:22.00 Taxes:0.00
20110107-0002163

QUITCLAIM DEED

Prepared By:

Jack Ray, Attorney
Monterey, TN. 38574

SEND TAX BILLS TO:
Name: Eric G. Fox
Address: 1106 Womack Ave.
City: Cookeville *State*: TN *Zip*: 38501

PROPERTY OWNER:
Name: same as above
Address:
City: *State:* *Zip:*

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS and no/100 and other good and valuable consideration, the receipt of all of which is hereby acknowledged, We, **The Eric Gregory Fox Family Partnership, L.P.,** do hereby demise, release and forever quitclaim to **Eric G. Fox,** his heirs and assigns, all of their right, title and interest in and to the following described property, located in **Davidson County, State of Tennessee**, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 41, on the Plan of Noel's Subdivision of Watkins Grove, not of record.

Said Lot No. 41, which is a corner lot, fronts 200 feet on the southerly margin of Woodmont Boulevard and fronts 155 feet on the westerly margin of Richards Street, and extends back 200 feet on the southerly line and 155 feet on the westerly line to a point of intersection.

Source of Description: Previous and Last Description

Previous and last conveyance being a QuitClaim Deed from Eric G. Fox and Amanda Doyle Fox, to The Eric Gregory Fox Family Partnership, L.P., of record in the Register's Office of Davidson County, Tennessee in Book 11761, Page 414.

Tax Identification: Map 117-12, Parcel 3

Which has the Address: 1609 Woodmont Blvd., Nashville, TN 37215

<<Eric G. Fox and Eric Gregory Fox are one and the same>>

THIS INSTRUMENT IS BEING PREPARED without the benefit of a title search, and the preparer accepts no responsibility and/or liability, as to liens, encumbrances, defects in title, or other such matters that would be disclosed by a title search.

IN WITNESS WHEREOF, the said grantor has hereunto set his hand and seal, this the 6th day of January, 2011.

The Eric Gregory Fox Family Partnership, L.P.
(a/k/a The Eric G. Fox Family Partnership, L.P.)

BY: The Fox Management Co., Inc.,
General Partner

By: Eric G. Fox, President
Eric G. Fox, President

By: Amanda Doyle Fox, Sec/Treas
Amanda Doyle Fox, Sec/Treas

BY: The Eric G. Fox Living Trust,
Limited Partner

By: Eric G. Fox, Trustee
Eric G. Fox, Trustee

BY: Erika Nicole Fox,
Limited Partner

By: Eric G. Fox, Guardian
Eric G. Fox, Guardian

STATE OF TENNESSEE)
)
COUNTY OF PUTNAM)

The actual consideration or value whichever is greater, for this transfer is $ 0.00.

Affiant

Subscribed and sworn to before me, this the 6th day of January, 2011.

TAMMY D. MANIER STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF PUTNAM

My Commission Expires: 9-20-2011

NOTARY PUBLIC – REGISTER

ACKNOWLEDGEMENT

STATE OF TENNESSEE)
)
COUNTY OF PUTNAM)

Before me, a Notary Public in and for said County and State aforesaid, personally appeared **Eric G. Fox**, with whom I am personally acquainted, and who upon oath acknowledged himself to be **President** in **The Fox Management Co. Inc., (A General Partner of The Eric G. Fox Family Partnership, L.P.),** the within named bargainor, a Tennessee Limited Partnership, and that he as such **President,** being authorized to do so, executed the foregoing instrument for the purposes therein contained, by signing the name of **The Fox Management Co, Inc., General Partner**, by himself as **General Partner** of **The Eric G. Fox Family Partnership, L.P.**

WITNESS MY HAND and official seal at office in Cookeville, Tennessee, this the 6th day of January, 2011.

TAMMY D. MANIER STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF PUTNAM

My Commission Expires: 9-20-2011

NOTARY PUBLIC

ACKNOWLEDGEMENT

STATE OF TENNESSEE)
)
COUNTY OF Putnam)

Before me, a Notary Public in and for said County and State aforesaid, personally appeared **Amanda Doyle Fox**, with whom I am personally acquainted, and who upon oath acknowledged herself to be **Secretary/Treasure in The Fox Management Co. Inc., (A General Partner of The Eric G. Fox Family Partnership, L.P.),** the within named bargainor, a Tennessee Limited Partnership, and that she as such **Secretary/Treasure,** being authorized to do so, executed the foregoing instrument for the purposes therein contained, by signing the name of **The Fox Management Co, Inc., General Partner**, by herself as **General Partner** of **The Eric G. Fox Family Partnership, L.P.**

WITNESS MY HAND and official seal at office in Cookeville, Tennessee, this the 6th day of January, 2011.

NOTARY PUBLIC

My Commission Expires: 11-19-14

TERRI L. LAMB STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF PUTNAM

ACKNOWLEDGEMENT

STATE OF TENNESSEE)
)
COUNTY OF PUTNAM)

Before me, a Notary Public in and for said County and State aforesaid, personally appeared **Eric G. Fox**, with whom I am personally acquainted, and who upon oath acknowledged himself to be **Trustee** in **The Eric G. Fox Living Trust (A Limited Partner of The Eric G. Fox Family Partnership, L.P.),** the within named bargainor, and that he as such **Trustee,** being authorized to do so, executed the foregoing instrument for the purposes therein contained, by signing the name of **The Eric G. Fox Living Trust,** by himself as Trustee as **Limited Partner** of **The Eric G. Fox Family Partnership, L.P.**

WITNESS MY HAND and official seal at office in Cookeville, Tennessee, this the 6th day of January, 2011.

Tammy D. Manier
NOTARY PUBLIC

My Commission Expires: 9-20-2011

TAMMY D. MANIER STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF PUTNAM

ACKNOWLEDGEMENT

STATE OF TENNESSEE)
)
COUNTY OF PUTNAM)

Before me, a Notary Public in and for said County and State aforesaid, personally appeared **Eric G. Fox**, with whom I am personally acquainted, and who upon oath acknowledged himself to be **Guardian for Erika Nicole Fox (A Limited Partner of The Eric G. Fox Family Partnership, L.P.),** the within named bargainor, and that he as such **Guardian,** being authorized to do so, executed the foregoing instrument for the purposes therein contained, by signing the name of **Erika Nicole Fox,** by himself as Guardian as **Limited Partner** of **The Eric G. Fox Family Partnership, L.P.**

WITNESS MY HAND and official seal at office in Cookeville, Tennessee, this the 6th day of January, 2011.

Tammy D. Manier
NOTARY PUBLIC

My Commission Expires: 9-20-2011

TAMMY D. MANIER STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF PUTNAM

STATE OF TENNESSEE, DAVIDSON COUNTY

The foregoing instrument and certificate were noted in Notebook _____, Page _____ at _____O'clock ___M _____, 20___ and recorded in Warranty Deed Book _____, Page _____.
State Tax Paid $_____ Fee $_____ Recording Fee $_____
Total $_____ Receipt No. _____

_____
Register