Karen Johnson Davidson County
Batch# 821277 DEEDQC
03/14/2022 09:39:26 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20220314-0029238

QUITCLAIM DEED

THIS INSTRUMENT PREPARED BY
The Higgins Firm, 525 4th Avenue South, Nashville, TN 37210 (615) 353-0930

ADDRESS OF NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Sara Lee Fox Living Trust dated February 28, 2022 **102 Westminster Place** **Nashville, TN 37205**	**SAME**	**MAP 129 08 0 009.00**

FOR AND IN CONSIDERATION of the sum of ONE AND 00/100 ($1.00) DOLLAR, Cash in Hand paid by the hereinafter named GRANTEES and other good and valuable consideration, the receipt of which is acknowledged,

Sara L. Fox, an unmarried person,

HEREINAFTER called the GRANTOR, has bargained and sold, and by these presents does transfer and convey unto

Sara Lee Fox, Trustee of the Sara Lee Fox Living Trust dated February 28, 2022

HEREINAFTER called the GRANTEE, his heirs and assigns, a certain tract or parcel of land in **Davidson County**, State of Tennessee, described as follows, to-wit:

Land in the 8th Civil District of Davidson Count, Tennessee, using parts of Lots No.. 11 and 12 on the original Plan of West Meade Farms, of record in Book 421 pages 156 and 157, Register's Office for said County, and described according to a survey thereof made by Turner Engineering Company, July 9, 1958, described more fully in Book 2808 Page 88, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Cecil F. Fox and wife, Sara L. Fox by warranty deed from Margaret P. Voss, a widow, of record in Book 2808 Page 88, Register's Office for Davidson County, Tennessee.

Cecil F. Fox having predeceased his wife Sara L. Fox, and further having devised his entire estate to his spouse by will, or record in Book 7917 Page 382, Register's Office for Davidson County, Tennessee.

The conveyance of the above-described parcel of land is subject to any and all zoning regulations, building restrictions, setback lines, if any, and easements and rights of way for public utilities applicable to this property.

Note: the Grantor Sara L. Fox and Grantee Sara Lee Fox are one and the same person.

This is improved property known as **102 Westminster Place, Nashville, TN 37205.**

WITNESS MY HAND this the 28th day of February, 2022.

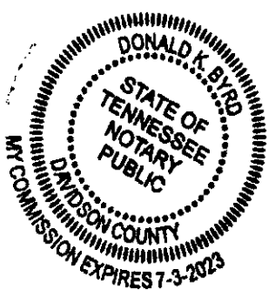
Sara L. Fox

Sara L. Fox

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I, a Notary Public of the State and County aforesaid, certify that the within named bargainor, **SARA L. FOX,** with whom I am personally acquainted or who was proved on the basis of satisfactory evidence to me to be the person described in and who executed the foregoing instrument personally appeared before me and acknowledged under oath that he executed the foregoing instrument for the purposes therein contained.

WITNESS MY HAND AND NOTARIAL SEAL at office in the State and County aforesaid, this the 28th day of February, 2022.



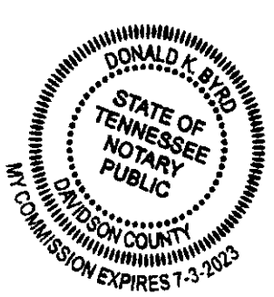
NOTARY PUBLIC
My Commission Expires: 7-3-23

AFFIDAVIT

I hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is $-0-.

AFFIANT

Sworn to and subscribed to before me this 28th day of February, 2022.



NOTARY PUBLIC
My Commission Expires: 7-3-23