Karen Johnson Davidson County
Batch# 869942 DEEDQC
06/13/2022 11:17:38 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20220613-0066897

THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **10 Burton Hills Blvd, Suite 130** **Nashville, TN 37215** *No title search was performed in the preparation of this Quitclaim Deed.*	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is: $-0-. _____ Affiant Subscribed and sworn to before me, this 10 day of June, 2022. _____ Notary Public My Commission Expires: _____

SHIRA KINGREY STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON MY COMM. EXPIRES SEPTEMBER 8TH, 2025

QUITCLAIM DEED

Address New Owner: Alvin Fox and Lauren Fox, Co-Trustees 4825 Manassas Drive Brentwood, TN 37027	Send Tax Bills To: New Owner	Tax Information: 171 03 0A 049.00

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **Alvin Fox and Lauren Fox, husband and wife** (hereinafter referred to as the "Grantor") do hereby quitclaim, transfer and convey to, **Alvin Fox and Lauren Fox, Co-Trustees of the Fox Joint Revocable Trust**, its heirs and assigns, all of their rights, title and interest in the real property in the County of Davidson, State of Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, being Lot 178, FREDERICKSBURG, SECTION TWO, as shown on plat of record in Plat Book 7900, Page 509, amended in Plat Book 7900, Page 640, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Alvin Fox and Lauren Fox, husband and wife by Quitclaim Deed recorded on May 3rd, 2022 of record in Instrument No. 20220503-0051140, Register's office of Davidson County, Tennessee.

Grantor covenants that they are lawfully seized and possess said real property in fee simple, have a good right to convey it.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 10th day of June 2022.

Alvin Fox

Lauren Fox

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named **Alvin Fox and Lauren Fox**, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 10th day of June 2022.

J ANDERSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 6, 2022

Notary Public
My Commission Expires: _____