Karen Johnson Davidson County
Batch# 978077 DEEDQC
03/07/2023 03:00:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20230307-0016496

This Instrument Prepared By and Return To:
Premier Escrow, LLC
4301 Hillsboro Road, Suite 300
Nashville, Tennessee 37215

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL:
Fox Homes, LLC 1500 Greenwood Ave Nashville, TN 37206	New Owner	096-13-0-073.00

KNOW ALL MEN BY THESE PRESENTS that for the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid, **Skyler Fox, single** do hereby quitclaim and by these presents do transfer and convey all of my right, title and interest unto **Fox Homes, LLC,** its successors and assigns to the following tract of land in Davidson County, Tennessee described as follows:

Land in Davidson County, Tennessee, being Lot No. 94 on the Plan of Twin Lawn of record in Plat Book 2331, Page 9, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Quinn T. Nowlin, unmarried, by Warranty Deed from The Estate of Kelley T. Nowlin by Bruce C. Nowlin, Frank A. Nowlin, Julie Lane, Wayne T. Nowlin and Jane Thompson of record in Book 8908, Page 829, Register's Office for Davidson County, Tennessee, dated March 24, 1993 and recorded on April 06, 1993.

Being the same property conveyed to Skyler Fox, single, by Warranty Deed from Quinn T. Nowlin, unmarried, of record in Instrument No. 20220816-0092827, Register's Office for Davidson County, Tennessee, dated August 12, 2022 and recorded on August 16, 2022.

Being also known as 818 Kent Road, Nashville, TN 37214

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

Witness my hand this 1st day of March, 2023

BY: _____

SKYLER FOX

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned notary public of the state and county aforementioned, personally appeared Skyler Fox, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) executed the foregoing instrument for the purposes therein.

Witness my hand and official seal this 1st day of March, 2023.

Commission expires: 4/27/2025

JOSEPH WHITE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

_____

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.00.

_____

Affiant

Subscribed and sworn to before me, this the 1st day of March, 2023.

_____

Notary Public

JOSEPH WHITE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

True Copy Certification

I, **Pam Autry,** do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on this the 6th day of March, 2023.

Affiant Signature
Date 03/06/2023

State of TENNESSEE
County of DAVIDSON

Sworn to and subscribed before me this the 6th day of March, 2023.

Notary's Signature
MY COMMISSION EXPIRES: 8-20-2023

JOHN W. BISHOP
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON