This Instrument Prepared By:

Frank C. Ingraham
INGRAHAM, YOUNG & CORBETT
1720 Parkway Towers
Nashville, Tennessee 37219

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Mail to

Address New Owner:	Send Tax Bills To:	Map-Parcel Number:
Evelyn Greer Hitner	Same	106
208 Crutchfield Ave.		24
Nashville, Tennessee		

WARRANTY DEED OF CORRECTION

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00) AND OTHER GOOD AND VALUABLE CONSIDERATIONS,

WILLIAM J. WILSON, JR., his wife, PATRICIA S. WILSON, JAMES A. YOUNG, and his wife, OZELLE H. YOUNG,

as GRANTORS herein, have bargained and sold, and by these presents do transfer and convey unto the said

EVELYN GREER HITNER,

as GRANTEE herein, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

TRACT NO. 1: Land in the 6th, formerly the 6th, Civil District of Davidson County, Tennessee, a short distance South of Murfreesboro Pike, about 1-1/2 miles from Nashville, described as follows:

BEGINNING on the middle line of Crutchfield Avenue 175 feet South of where the margin of Hill Avenue intersects said middle line; and running thence Southwardly with the middle line of said Crutchfield Avenue 250 feet; thence at right angles to said Avenue Eastwardly 199-1/4 feet to a stake; thence Northwardly parallel with said Avenue 250 feet to a stake; thence Westwardly at right angles to said Avenue 199-1/4 feet to the beginning, containing one acre.

Being the same property conveyed to James A. Young by deed from Frank C. Ingraham, Trustee, of record in Deed Book 4446, Page 163, Register's Office for Davidson County, Tennessee; and conveyed by James A. Young and wife to Evelyn Greer Hitner as recorded in Deed Book 4447, Page 602, aforesaid records.

TRACT NO. 2: All that tract or parcel of land lying and being in the 6th Civil District of Davidson County, Tennessee, more particularly described as follows:

BEGINNING on the East margin of Crutchfield Avenue (a 40-foot road) at a concrete monument that is approximately 510 feet South of Hill Avenue (a 40-foot road). Said monument is the Southwest corner of a tract of land shown on Tax Map 106-00 as Parcel No. 19; thence with the South margin of said Parcel No. 19 South 66°36' East a distance of 178.40 feet to a concrete

monument at the Southeast corner of said Parcel No. 19; thence South 23°15' West a distance of 59.70 feet to a concrete monument in a fence; thence with said fence North 50°09' West a distance of 186.15 feet to a concrete monument on the East margin of Crutchfield Avenue; thence with the East margin of Crutchfield Avenue North 23°15' East a distance of 7.00 feet to the Point of Beginning, and containing 0.14 acres, more or less, as per survey by Turner Engineering Company, Inc., dated May 1, 1968.

Being that same property conveyed to James A. Young and William J. Wilson, Jr. by deed from Roscoe B. McDowell, Sr., Charles W. McDowell, Sr. and Robert A. McDowell, Sr., as recorded in Book 4241, Page 717, Register's Office for Davidson County, Tennessee: Being a tract which was inadvertently omitted from the conveyance of James A. Young and wife to the Grantee herein as recorded in Deed Book 4447, Page 602, although the Grantee has been seized and possessed of this tract since the time of the conveyance of Book 4447, 602, and it was the intention of the parties to convey this 0.14 acre parcel with the 1 acre tract described herein as Tract No. 1.

THIS DEED IS GIVEN FOR THE EXPRESS PURPOSE OF CORRECTING THE BOUNDARY LINES OF GRANTEE'S PROPERTY ON THE PUBLIC RECORDS OF DAVIDSON COUNTY, TENNESSEE.

The property herein conveyed is subject to all easements and restrictions of record.

This is unimproved property known as: Crutchfield Avenue, Nashville, Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, her heirs and assigns, forever. And we do covenant with the said GRANTEE that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out. And we do further covenant and bind ourselves, our heirs and representatives to warrant and forever defend the title to the said land to the said GRANTEE, her heirs and assigns, against the lawful claims of all persons whomsoever.

The use of any gender shall be applicable to all genders used herein, as the context may require.

WITNESS OUR HAND(S) this 15th day of July, 1975.

William J. Wilson Jr.
WILLIAM J. WILSON, JR.

Patricia S. Wilson
PATRICIA S. WILSON, his wife

James A. Young
JAMES A. YOUNG

Ozelle H. Young
OZELLE H. YOUNG, his wife

STATE OF TENNESSEE
COUNTY OF DAVIDSON

PERSONALLY APPEARED before me, the undersigned Notary Public in and for said County and State, the within named JAMES A. YOUNG, his wife, OZELLE H. YOUNG, WILLIAM J. WILSON, JR., and his wife, PATRICIA S. WILSON, the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS MY HAND and official seal at Nashville, Tennessee, this 15th day of July, 1675.

Mary L. Goodman
Notary Public

MARY L. GOODMAN NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires:

9-5-76

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STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ - 0 - . This is equal to or greater than the property would bring at a fair and voluntary sale. (This property should have been included as a part of Deed of record in Book 447, Page 602, and was a part of the consideration therein recited and transferred.)

Jas. A. Young
Affiant for Grantee

Sworn to and subscribed
before me this 15th day
of July, 1975.

Thelma L Goodman
Notary Public

My Commission Expires;
2-5-76

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

D 42634

IDENTIF. REFERENCE

MAR 31 3 53 PM '76

REGISTER DAVIDSON COUNTY, TENN.

MAR 31 MISC

8* 6.00 * 6.00