This Instrument Prepared By: Thomas M. Black, Attorney, 223 Madison Street, Madison, TN 37115

Mail

DEED OF CORRECTION
AND
QUITCLAIM DEED

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THIS DEED OF CORRECTION AND QUITCLAIM DEED, Made and Entered into on this 31 day of August, 1982 by and between PRUDIE MAI HEAD, hereinafter referred to as Grantor; and E. D. MARTIN AND WIFE, SARAH R. MARTIN, hereinafter referred to as Grantees;

WHEREAS, on the 24th day of April, 1982, by deed recorded in the Register's Office of Davidson County, Tennessee, in Book 5745, page 349, PRUDIE MAI HEAD conveyed to E. D. MARTIN AND WIFE, SARAH R. MARTIN, certain property located in Davidson County, Tennessee, as described in said deed; and

WHEREAS, said deed is irregular because INCLUDED in the conveyance was a 25-foot easement for ingress and egress to the premises conveyed therein, the purpose of said easement being access to the premises which would otherwise be landlocked. Said easement was described and conveyed pursuant to a survey dated November 17, 1952, and pursuant to the dedication of Head Drive, said survey varies considerably from the present boundary lines of adjacent tracts and Head Drive; and

WHEREAS, it was the intention of Grantor that the tract conveyed in the aforesaid deed not be landlocked; and pursuant to the Tax Maps of Davidson County, Tennessee, Grantor can convey Tract No. 2 hereinafter described, she being the fee simple holder thereof, and the tract conveyed in the aforesaid deed now being described as Tract No. 1 hereinafter, would not be landlocked thereby;

NOW, THEREFORE, this Deed of Correction and Quitclaim Deed Witnesseth:

That for and in consideration of the sum of One Dollar ($1.00) paid by Grantees to Grantor this day cash in hand, receipt of which is hereby acknowledged, the Grantor does hereby grant, sell, transfer and convey unto the Grantees, their heirs, successors, and assigns, all of her right, title and interest in and to the following described real estate located in Davidson County, Tennessee, and described as follows:

TRACT NO. 1: Land in Davidson County, Tennessee, being part of the Head Tract, and described according to an unrecorded survey by Harvey Gee, dated November 17, 1952, as follows: Beginning at a point which is South 87 deg. 15' East 50 feet, more or less from the southwest corner of a tract conveyed to E. D. Martin, et ux, thence along the southerly line of said Martin Martin tract South 87 deg. 15' East 100.5 feet to a point; thence South 2 deg. 45' West 177.0 feet to a point; thence North 87 deg. 15' West 100.0 feet to a point; thence North 2 deg. 45' East 177.0 feet to the point of beginning.

Identified as Parcel 121 on Tax Map 42-14, Tax Maps of Davidson County, TN.

TRACT NO. 2: Land in Davidson County, Tennessee, described according to the Tax Maps of Davidson County, Tennessee, as fronting 41.5 feet on the easterly margin of Head Drive and running back between lines measuring 50 feet to a rear line on which it measures 37.5 feet.

Identified as Parcel 85 on Tax Map 42-14, Tax Maps of Davidson County, TN.

TO HAVE AND TO HOLD the above described real estate, together with all improvements thereon, unto the Grantees, their heirs and assigns in fee simple forever.

And the Grantor covenants that she was duly seized and possessed of said property on the 24th day of April, 1982; that she had a perfect right to convey the same; that the same was free and clear of all encumbrances, except taxes for the year 1982; and as appeared of record; and the title to said property the Grantor will forever warrant and defend against the claims and demands of all persons whomsoever.

WITNESS the signature of Grantor and Grantees this the 31 day of August, 1982.

GRANTOR:

Prudie Mai Head
PRUDIE MAI HEAD

GRANTEES:

E. D. Martin
E. D. MARTIN

Sarah R. Martin
SARAH R. MARTIN

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, PRUDIE MAI HEAD; and E. D. MARTIN AND WIFE, SARAH R. MARTIN, the within named 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 office in Madison, Tennessee, on this the 31 day of August, 1982.

Carolyn F. Wadley
NOTARY PUBLIC

My Commission Expires:
4/21/85

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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IDENTIF. T REFERENCE

SEP 2 9 34 AM '82

FELIX T. WILSON JR. REGISTER
DAVIDSON COUNTY, TN