Bo141

This Instrument Was Prepared By:
Claiborne K. McLemore III
Trabue, Sturdivant & DeWitt
27th Floor, Life & Casualty Tower
Nashville, Tennessee 37219

BOOK 7328 PAGE 86

Address New Owner(s):
Jai Kun Kang, et. ux.
414-416 Fourth Avenue, South
Nashville, TN 37201

Send Tax Bills to:
Same

Map: 93-10
Part of Parcel 434

Mortgagee:
The Rich Trust, et al.

DEED OF CORRECTION

WHEREAS, the below named Grantors, conveyed certain real property on Fourth Avenue, South, Nashville, Tennessee, to the below named Grantees by deed of record in Book 7190, page 304, Register's Office for Davidson County, Tennessee (the "Deed"); and

WHEREAS, the legal description of the real estate in the Deed failed to include a certain parcel intended to be conveyed; and

WHEREAS, the below named Grantors hereby intend to correct the aforementioned error in the Deed and to convey to the below named Grantees the certain property described on the attached Exhibit "A";

NOW, THEREFORE, FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, (i) TERRY B. MARTIN, Trustee of the Rich Trust under Will of Amy Rich, deceased, (ii) JEFFREY ALBERT KAY and TERRY B. MARTIN, Co-Trustees of the Trust under the Will of Celia Rich, deceased, (iii) JEFFREY ALBERT KAY and TERRY B. MARTIN, Co-Trustees of the Trust under the Will of Morice Rich, deceased, and (iv) JEFFREY ALBERT KAY and TERRY B. MARTIN, Co-Trustees of the Trust under the Will of Carrie R. Rich, deceased (the "Grantors"), have this day bargained and sold, and do hereby transfer and convey to JAI KUN KANG and wife, KEE SEON KANG (the "Grantees"), their heirs, successors and assigns, forever, the following described land in Davidson County, Tennessee, to-wit:

All that real property described on the attached Exhibit "A" which is hereby incorporated herein in its entirety.

This is improved property known as 414 Fourth Avenue, South, Nashville, Tennessee.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees and their heirs, successors and assigns, forever.

AND Grantors covenant that they are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except as herein set out. Grantors further covenant and bind themselves, their successors and assigns to warrant and forever defend the title to said real estate to said Grantees, their heirs, successors and assigns against the lawful claims of all persons.

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

IN WITNESS WHEREOF, Grantors have executed this instrument on this 4 day of August, 1987.

THE RICH TRUST UNDER THE WILL
OF AMY RICH, DECEASED

By: _____
Terry B. Martin, Trustee

56821

IDENTIFICATION REFERENCE

AUG 18 11 04 AM '87

DAVIDSON COUNTY, TN

THE TRUST UNDER THE WILL OF
CECIA RICH, DECEASED

By: _____
Jeffrey Albert Kay, Co-Trustee

By: _____
Terry B. Martin, Co-Trustee

THE TRUST UNDER THE WILL OF
MORICE RICH, DECEASED

By: _____
Jeffrey Albert Kay, Co-Trustee

By: _____
Terry B. Martin, Co-Trustee

THE TRUST UNDER THE WILL OF
CARRIE R. RICH, DECEASED

By: _____
Jeffrey Albert Kay, Co-Trustee

By: _____
Terry B. Martin, Co-Trustee

STATE OF TENN.)
)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Terry B. Martin, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be Trustee of the Rich Trust under the Will of Amy Rich, deceased, the within named bargainor, a trust, and that she as such Trustee, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the trust by herself as Trustee.

Witness my hand and seal, at office in Nashville, Tn., this 4 day of Dec., 1987.

_____
Notary Public

My Commission Expires: 11/17/89

STATE OF TENN.)
COUNTY OF Davidson)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Jeffrey Albert Kay, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be Co-Trustee of the Trust under the Will of Celia Rich, deceased, the within named bargainor, a trust, and that he as such Co-Trustee, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the trust by himself as Co-Trustee.

Witness my hand and seal, at office in Nashville, Tenn., this 4 day of Aug., 1987.

R. E. Dawes
Notary Public

My Commission Expires: 11/12/89

STATE OF TENN.)
COUNTY OF Davidson)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Terry B. Martin, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be Co-Trustee of the Trust under the Will of Celia Rich, deceased, the within named bargainor, a trust, and that she as such Co-Trustee, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the trust by herself as Co-Trustee.

Witness my hand and seal, at office in Nashville, Tenn., this 4 day of Aug., 1987.

R. E. Dawes
Notary Public

My Commission Expires: 11/12/89

STATE OF TENN.)
COUNTY OF Davidson)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Jeffrey Albert Kay, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be Co-Trustee of the Trust under the Will of Morice Rich, deceased, the within named bargainor, a trust, and that he as such Co-Trustee, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the trust by himself as Co-Trustee.

Witness my hand and seal, at office in Nashville, Tenn., this 4 day of Aug., 1987.

R. E. Dawes
Notary Public

My Commission Expires: 11/12/89

STATE OF Tenn.)
)
COUNTY OF Davidson)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Terry B. Martin, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be Co-Trustee of the Trust under the Will of Morice Rich, deceased, the within named bargainor, a trust, and that she as such Co-Trustee, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the trust by herself as Co-Trustee.

Witness my hand and seal, at office in Nashville, Tenn., this 4 day of Aug., 1987.

B. E. Green
Notary Public

My Commission Expires: 11/12/89

STATE OF Tenn.)
)
COUNTY OF Davidson)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Jeffrey Albert Kay, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be Co-Trustee of the Trust under the Will of Carrie R. Rich, deceased, the within named bargainor, a trust, and that he as such Co-Trustee, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the trust by himself as Co-Trustee.

Witness my hand and seal, at office in Nashville, Tenn., this 4 day of Aug., 1987.

B. E. Green
Notary Public

My Commission Expires: 11/12/89

STATE OE Tenn.)
)
COUNTY OF Davidson)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Terry B. Martin, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be Co-Trustee of the Trust under the Will of Carrie R. Rich, deceased, the within named bargainor, a trust, and that she as such Co-Trustee, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the trust by herself as Co-Trustee.

Witness my hand and seal, at office in Nashville, Tenn., this 4 day of Aug., 1987.

B. E. Green
Notary Public

My Commission Expires: 11/12/89

STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual consideration for this transfer is -0-.

Affiant

Subscribed and sworn to before me, this
4 day of Aug., 1987.

Notary Public

My Commission Expires: 11/17/89

Land in Davidson County, Tennessee, described according to a survey by Jesse E. Walker, Tennessee Registered Land Surveyor No. 1486, dated April 19, 1987, and more particularly described as follows:

Beginning at an iron pin in the westerly margin of Almond Street said iron pin being 181.00 feet ± south of the intersection of the westerly margin of Almond Street and the southerly margin of Franklin Street, thence with the westerly margin of Almond Street S 26° 58' 49" E 95.00 feet to a point; thence leaving the westerly margin of Almond Street S 62° 55' 34" W 143.97 feet to a point in the easterly margin of 4th Avenue South; thence with the easterly margin of 4th Avenue South N 26° 58' 49" W 95.00 feet to a point; thence leaving the easterly margin of 4th Avenue South N 62° 55' 34" E 143.97 feet to an iron pin, the point of beginning.

EXCLUDED from this conveyance is any portion of the above property as may lie within any public right-of-way.

Being the same property conveyed to Rose Breyer Martin and Adolph H. Breyer, Trustees under Will of Morrice Rich (an undivided 25% interest), Rose Breyer Martin, Trustee under Will of Amy Rich (an undivided 25% interest), Rose Breyer Martin and Adolph H. Breyer, Trustees under Will of Celia Rich (an undivided 25% interest) and Rose Breyer Martin and Adolph H. Breyer, Trustees under Will of Carrie R. Rich (an undivided 25% interest), by deed of record in Book 3571, page 471, Register's Office for Davidson County, Tennessee. The said Rose Breyer Martin and Adolph H. Breyer have since died, and the now serving successor Co-Trustees of the Trusts under the Will of Morrice Rich, the Will of Celia Rich and the Will of Carrie R. Rich are Jeffrey Albert Kay and Terry B. Martin, the instruments of their appointment being of record at File No. 78591 of the Davidson County, Tennessee Probate Court Clerk's Office. Terry B. Martin is also now serving as the sole Trustee of the Rich Trust under the Will of Amy Rich, she having been appointed by Order of the Probate Court of Davidson County, Tennessee (Docket No. 78904). The Rich Trust under the Will of Amy Rich is one and the same trust as the Trust under the Will of Amy Rich. The Trust under the Will of Morrice Rich is one and the same as the Trust under the Will of Morice Rich.

This property is subject to 1987 property taxes which have been prorated and are to be assumed by the Grantees.