BOOK 7760 PAGE 45

RUSH

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN
Jan 30 9 45 AM '89

IDENTIFICATION REFERENCE

04804

PREPARED BY: Bobby D. Davis, Attorney
Law Offices, McKinney & Davis
1303 Gallatin Road, North
Post Office Box 649
Madison, Tennessee 37116

NAME/ADDRESS OF NEW OWNER:

Lanny C. Tidwell and
Larry R. Tidwell
Post Office Box 46
Nolensville, TN 37135

SEND TAX BILLS:

Same

MAP & PARCEL:

Map 184-12
Parcel 12

STATE OF TENNESSEE)
COUNTY OF DAVIDSON) 1/30 0101 03CHECK 6.00

The actual consideration or value, whichever is greater, for this transfer is $70,000.00.

Larry R Tidwell
AFFIANT

Subscribed and sworn to before me this 26 day of January, 1989.

NOTARY PUBLIC

My Commission Expires: 10.1.1996

DEED OF CORRECTION

This indenture made the 25 day of JANUARY, 1989, by and between Charles J. Fyke and wife, Dianna N. Fyke, (the "Party of the First Part") and Lanny C. Tidwell and Larry R. Tidwell (the "Party of the Second Part").

Whereas, by a warranty deed dated August 13, 1985 and recorded in Book 7709, page 440, Register's Office for Davidson County, Tennessee, whereby the Party of the First Part intended to convey to the Party of the Second Part certain lands therein and hereinafter described; and

Whereas, in the said deed by mistake the warranty deed, in the granting clause, failed to name Dianna N. Fyke, failed to identify her as the wife of Charles J. Fyke, and failed to state that she was entering into said conveyance for the purpose of conveying any right, title and interest she may have in said property; nor was said Dianna N. Fyke's signature notarized on the warranty deed; further, in the said deed by mistake the warranty deed contains an improper notary jurat as to the signatures of Charles J. Fyke, Lanny C. Tidwell and Larry R. Tidwell, this deed is executed for the purpose of correcting the said mistakes.

Witnesseth, that Charles J. Fyke and wife, Dianna N. Fyke (who enters into this conveyance for the purpose of conveying any right, title and interest she may have in the property hereinafter identified), in consideration of one dollar and other good and valuable consideration, the receipt of which is hereby acknowledged, do hereby grant, bargain, sell and convey unto Lanny C. Tidwell and Larry R. Tidwell as tenants in common, the Grantees herein, their (successors) heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

LAND in the 5th, formerly 7th, Civil District of Davidson County, Tennessee, being Lot No. 10 on the Plan of Floravalley, as of record in Book 2900, page 87, Register's Office for said County.

SAID Lot No. 10 fronts 65.0 feet on the south side of Antioch Pike and extends back 285.5 feet on the westerly margin and 253.8 feet on the easterly margin to a thrice broken line on the rear, measuring 92.5 feet thereon.

BEING the same property conveyed to Charles J. Fyke, by deed from Martin Ray, Jr., et ux, of record in Book 5799, page 678, R.O.D.C.

LAW OFFICES
McKINNEY & DAVIS
1303 GALLATIN ROAD, NO.
MADISON, TENNESSEE
37115
(615) 865-5442

*Grantees do further agree to assume the remaining balance of the Installment Deed of record in Book 5799, page 678, R.O.D.C.

This is (x)improved ( )unimproved property known as 1141 Antioch Pike, Nashville, Tennessee, 37013.

TO HAVE AND TO HOLD said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of the said land in fee simple and have good title and right to convey it, and that the same is unencumbered unless otherwise herein set out.

We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said land to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons whomsoever.

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.

WITNESS our hands this 25 day of JANUARY 1989.

GRANTORS:

Charles J. Fyke

Dianna N. Fyke

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Charles J. Fyke and Dianna N. Fyke, the within-named bargainors, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Williamson Co., Tennessee, this 26 day of January, 1989.

My Commission Expires: 10-3-1990

NOTARY PUBLIC

GRANTEES:

Lanny C. Tidwell

Larry R. Tidwell

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Lanny C. Tidwell and Larry R. Tidwell, the within-named bargainors, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nolensville, Tennessee, this 25th day of Jan, 1989.

My Commission Expires: 10-3-90

NOTARY PUBLIC

/jB3-88/27

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