IDENTIF. & REFERENCE
31634

Prepared By:
Wilkins and Ivey, Attorneys
2405 Crestmoor Road; P. O. Box 150157
Nashville, TN 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

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FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN.

INSTRUMENT OF CORRECTION OF WARRANTY DEED

WHEREAS, by warranty deed of record in **Book 8931, Page 372,** of the Register's Office for Davidson County, Tennessee, the undersigned **Phyllis J. Garriott and Carolyn P. Elrod,** hereinafter called the **Grantor,** conveyed to **Perryman Construction Company,** a corporation, hereinafter called the **Grantee,** certain real property; and

WHEREAS, the description contained in said deed was in error in that it conveyed more property than was contracted for or intended by the parties to be conveyed by said deed, and the Grantor wishes to correct and amend the said deed:

NOW, THEREFORE, in consideration of the premises and in further consideration of the acknowledged mutual benefit in correction of the deed records, the undersigned hereby amend the said deed by correcting the description as contained in the original deed to read as follows:

> Land in Davidson County, Tennessee, being the Westerly 20 feet of Lot 103 and the Easterly 50 feet of Lot 104 on the unrecorded Map showing the subdivision of R. W. Grizzard's Subdivision of part of the Bosley Tract, not of record.
>
> Said parts of said lots adjoin and front together 70 feet on the Northerly side of Fairfax (or Jones) Avenue, and extend back between parallel lines 200 feet, more or less, to a dead line on the southerly side of an alley.
>
> Being part of the same property conveyed to Mrs. Azalia Krengel Patton by deed from Donald F. Houser and wife, Nell Houser, of record in Book 1306, Page 152, said Register's Office. The said Mrs. Azalia Krengel Patton has since died intestate, leaving the undersigned Phyllis J. Garriott and Carolyn P. Elrod as her sole heirs at law. An Affidavit of Heirship, pursuant to the provisions of § 30-2-712 of the *Tennessee Code Annotated*, has been executed by the said heirs at law and Ellen Evans Choate, and is being recorded concurrently herewith.
>
> **The tax parcel reference, 104-10-143, is correct as shown on the original conveyance.**

Grantee joins in the execution of this instrument for the purpose of acknowledging consent to the changes in description of the property conveyed, and to re-convey to **Grantor** the property inadvertently included in the prior deed and excluded from the description contained herein.

All covenants and warranties of the original warranty deed executed by Grantor shall apply to the property as described herein.

WITNESS THE EXECUTION HEREOF on June 14, 1993.

Perryman Construction Company,
Grantee

By: Keith Perryman

Phyllis J. Garriott
Phyllis J. Garriott, Grantor

Carolyn P. Elrod
Carolyn P. Elrod, Grantor

State of Tennessee
County of Davidson

On June 9, 1993, before me the undersigned authority, personally appeared Phyllis J. Garriott, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Christy Wilkins Ivey
Notary Public

My Commission Expires: Sept 16, 1995

State of Tennessee
County of Davidson

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On 6-14, 1993, before me the undersigned authority, personally appeared Carolyn P. Elrod, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 7/27/93

State of Tennessee
County of Davidson

Before the undersigned, appeared Keith Perryman, with whom I am personally acquainted (or whose identity was proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged and was identified as President (or other officer authorized to execute this instrument) of Perryman Construction Company, the within named bargainor, a corporation, and the execution of the foregoing instrument as such officer for the purposes therein contained, by signing in the name of the corporation as such officer.

Witness my hand and official seal on June 14, 1993.

Notary Public

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 7/27/96

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

June 7, 1993 — (PWJr/fs)