THIS INSTRUMENT PREPARED FROM
INFORMATION FURNISHED BY THE PARTIES
BY: CLEMENT, GIBSON & GREGORY
Suite 600, 200 Fourth Avenue, North
Nashville, Tennessee 37219

RETURN TO: File Box 25-A
Sandra Haffey - Equity Mtge.
Third National Bank in Nashville
P. O. Box 305110
Nashville, TN 37230-5110

QUITCLAIM DEED OF CORRECTION

WHEREAS, by Quitclaim Deed of record in Book 8574, page 419, Register's Office for Davidson County, Tennessee, Julia Drake Johnson Douglas and James E. Johnson ("Grantors"), formerly spouses, conveyed a certain tract of land in Davidson County, Tennessee, to James E. Johnson ("Grantee") for the purpose of vesting fee simple title to the property described therein in said Grantee; and

WHEREAS, by inadvertence and mutual mistake, the Quitclaim Deed contained an insufficient description of the land intended to be conveyed; and

WHEREAS, Sherry N. Carney ("Carney") signed the Quitclaim Deed only in her capacity as Notary, it not being intended that she serve and sign as Trustee, as is evidenced by alterations made on the Quitclaim Deed, and as further evidenced by the fact that Carney signed the acknowledgment of Grantors' signatures as notary and there is no acknowledgment of Carney's signature as Trustee; and

WHEREAS, the Grantee has requested Grantors to correct the legal description and clear up any confusion as to the conveyance from Grantors to Grantee, and said Grantors have agreed to do so.

NOW, THEREFORE, the Grantors, Julia Drake Johnson Douglas, formerly Julia F. Drake, and James E. Johnson, for the purpose of correcting the Quitclaim Deed of record in Book 8574, page 419, said Register's Office, and to vest title to the hereinafter described property solely in James E. Johnson, for and in consideration of the sum of Ten and 00/100 Dollars ($10.00) cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, have bargained and sold and do hereby convey, remise, release and forever quitclaim unto the said Grantee, James E. Johnson, his successors and assigns, all of their right, title and interest in and to a certain tract of land in Davidson County, Tennessee, described as follows:

> Being Lot No. 331 of Heritage Square, Phase Three, of record in Book 5200, page 539, as revised in Book 5200, page 744, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.
>
> Being the same property conveyed to James E. Johnson and Julia F. Drake by deed from Fox Ridge Company, a Limited Partnership, of record in Book 6420, page 895, said Register's Office. Julia F. Drake is now known as Julia Drake Johnson Douglas.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

IN WITNESS WHEREOF, the said parties hereto have hereunto set their signatures on this the 22 day of August, 1994.

GRANTORS:

James E. Johnson

Julia Drake Johnson Douglas

GRANTEE:

James E. Johnson

"MAXIMUM PRINCIPAL INDEBTEDNESS FOR TENNESSEE RECORDING TAX PURPOSES IS $--0--."

94 AUG 31 PM 3:1 [illegible] REGISTER DAVIDSON COUNTY, TN.

86727 IDENTIF. & REFERENCE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared James E. Johnson, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at office, this 22 day of August, 1994.

Glenn M. Bradley
Notary Public

My Commission Expires: Nov 26, 1994

STATE OF Tennessee)
COUNTY OF Davidson)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Julia Drake Johnson Douglas, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at office, this 22 day of August, 1994.

Glenn M. Bradley
Notary Public

My Commission Expires: Nov 26, 1994

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