FOR RECORDING PURPOSES File Box No. 19 B

BOOK 10843 PG 501

STATE OF TENNESSEE
COUNTY OF Davidson

File Box 19B

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSACTION IS $168,500.00

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS DATE
February 19, 1998

NOTARY PUBLIC

MY COMMISSION EXPIRES

W. BRIAN HAY NOTARY PUBLIC AT LARGE MARRY COUNTY

#99-5-31-B

RE-RECORD

THIS INSTRUMENT PREPARED BY:
Lawyers Title Insurance Corporation
424 Church Street, Suite 200, Nashville TN 37219

BOOK 11483 PG. 492

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER:
Dean Montgomery 3100 Wellington Ave. Nashville, TN 37212	GMAC P. O. Box 4400 Waterloo, IA 50704 7440	104-6 286 03/18 0101 03CHECK 03:45

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, William A. Craig and Rebecca W. Craig, husband and wife and William A. Craig and Rebecca W. Craig, Co-Trustees

HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO, Dean Montgomery and Tom Neathamer

HEREINAFTER CALLED THE GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS TO WIT:

Land in Davidson County, Tennessee, being Lot No. 94 and the easterly 2 feet of Lot 95 on the Plan of Bransford Realty Company's West End Avenue Place, as of record in Book 332, page 15, of said Register's Office in Davidson County.

Said Lot No. 94 and the easterly 2 feet of Lot 95 front together on the northerly side of Wellington Avenue a total distance of 75 feet and run back between parallel lines, with the westerly margin of 31st Avenue South, 135 feet to a dead line at an alley, measuring 75 feet thereon.

BEING the same property conveyed to William A. Craig and Rebecca W. Craig, husband and wife, by Deed of Record in Book 8297, page 955, Register's Office for Davidson County, Tennessee.

And being the same property conveyed to William A. Craig and Rebecca W. Craig, Trustees, by Deed of record in Book 8684, page 79, said Register's Office.

See Scrivener's Affidavit attached hereto as Exhibit "A"

RE-RECORD 0588320 IDENTIF. & REFERENCE
95 MAY 18 PM 1:41 REGISTER DAVIDSON COUNTY, TN

98 MAR 18 PM 1:46 REGISTER DAVIDSON COUNTY, TN 04 13699 IDENTIF. & REFERENCE

THIS IS (X)IMPROVED ( )UNIMPROVED PROPERTY KNOWN AS:

3100 Wellington Avenue
Nashville, TN 37212

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their heirs and assigns, forever, and we do covenant with the said GRANTEE(S) that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out, and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), their 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, the date: February 19, 1998

William A.Craig
As Co-Trustee, U/A/D June 1, 1992

Rebecca W. Craig
As Co-Trustee, U/A/D June 1, 1992

NOTARY ACKNOWLEDGEMENT

BOOK 10843 PG 502

(Individual Notary Acknowledgement)

STATE OF Tennessee

COUNTY OF Davidson

RE RECORD BOOK 11483 PG. 493

Before me, the undersigned , a Notary Public within and for the State and County aforesaid,personally appeared William A. Craig, and wife, Rebecca W. Craig _____ with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and upon oath acknowledged he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office at Nashville , Tennessee _____ on this date of February 19, 1998 .

Commission Expires: 11-27-99

MAURY COUNTY, TENN. NOTARY PUBLIC AT LARGE K. BRIAN HAY

Notary Public

FURNISHED BY:

Lawyers Title Insurance Corporation
424 Church Street, Suite 200
Nashville TN 37219

RE RECORD BOOK 11483 PG. 494

Exhibit "A"
Scrivener's Affidavit

Whereas, by deed of record in Book 8684, page 79, Register's Office for Davidson County, Tennessee, William A. Craig and Rebecca W. Craig conveyed certain property in Davidson County, Tennessee to William A. Craig and Rebecca Craig, Trustees U/A/D June 1, 1992, said property described in the deed attached hereto; and

Whereas, by deed of record in Book 10843, page 501, said Register's Office, William A. Craig and Rebecca W. Craig conveyed the same property to Dean Montgomery and Tom Neathamer; and

Whereas, the last referenced conveyance was made by the said William A. Craig and Rebecca W. Craig individually when it should have been made by them as Trustee's; and

Whereas, the reason that the last referenced conveyance was made by and the deed was executed by the said William A. Craig and Rebecca W. Craig individually instead as Trustees was because Lawyers Title Insurance Corporation, as preparer of the deed, inadvertently omitted the fact that the property was owned by the Grantors therein as Trustees and not as individuals; and

Whereas, Lawyers Title desires to correct the deed of record in Book 10843, page 501 as to the Scrivener's error,

Now Therefore, this affidavit is being attached to the deed as re-recorded for the purpose of establishing that a Scrivener's error was made and for the purpose of correcting said error.

Further the affidavit saith not.

Lawyers Title Insurance Corporation

BY: _____
Stuart Jones
Underwriting Counsel

RE-RECORD
BOOK 11483 PG. 495

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned,a Notary Public within and for the State and County aforesaid, personally appeared
with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and upon oath acknowledged to be the Underwriting Counsel of Fidelity Title Ins. Corp., a corporation, and that as such Underwriting Counsel, being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation.

LINDA PRITCHETT NOTARY PUBLIC AT LARGE DAVIDSON CO. TENN.

Witness my hand and official seal at office at Nashville on this the day of May, 1999.

My Commission Expires January 26, 2002

Notary Public

Commission Expires:_____