PICK-UP

Davidson County DEEDWARR
Recvd: 01/08/03 11:15 3pgs
Fees:17.00 Taxes:0.00
20030108-0003292

DEED OF CORRECTION

NAME & ADDRESS OF PROPERTY OWNER:	NAME & ADDRESS OF PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES:
IVEY GRAY et ux 1044 2ND Avenue South Nashville, TN 37210	**IVEY GRAY** 1044 2ND Avenue South Nashville, TN 37210- MAP-PARCEL NUMBER Map 105-7-446, 447
THIS INSTRUMENT PREPARED BY: WILLIAM E. PORTER Attorney at Law 213 Third Avenue, North Nashville, Tennessee 37201 615/250-8100	STATE OF TENNESSEE) COUNTY OF DAVIDSON) THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $79,700.00 Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS 8th DAY OF JANUARY, 2003. Notary Public My Commission Expires: 5-29-2003

This deed is to correct a deed heretofore recorded on October 11, 2002 under document #20021011-0125438 wherein the property description was incorrect.

FOR AND IN CONSIDERATION OF ten dollars cash in hand other good and valuable consideration paid by the grantees herein the receipt and sufficiency of which is hereby acknowledged, I, **PEGGY MATHES, ADMINISTRATOR FOR THE ESTATE OF RONALD MARTIN, DECEASED** (hereinafter referred to as "Grantor") pursuant to Seventh Circuit Docket #O1P-193 ,has bargained and sold, and does hereby transfer and convey, unto **IVEY GRAY AND WIFE, JANIE GRAY**, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

Two tracts of land in Davidson County, Tennessee, described as follows:

Tract No. 1: Being part of Lot No. 15 on the Plan of John Nelson's Addition to South Nashville, as of record in Book 2, page 182, Register's Office for said County, described as follows:

Beginning on the westerly margin of 3rd Avenue, South, formerly College Street, at the southeast corner of the property conveyed to William Engles Porter Floyd et al, by deed from Jessie Powell, of record in Book 2741, page 495, said Register's Office; thence with said Powell's southerly line westwardly to the easterly right-of-way of the N.C. & St. L. Railway; thence with said right-of-way southwardly to the northwest corner of the property conveyed to John Phillip Saad, by deed from J.C. Dickens and wife, of record in Book 2598, page 80, said Register's Office; thence with Saad's northerly line eastwardly to the westerly margin of said 3rd Avenue, South; thence with the same, northwardly 35 feet, more or less, to the beginning.

Tract No. 2: Being the southeast part of Lot No. 15 in Nelson's Addition to South Nashville, a plan of which is of record in Plan Book 2, page 182, of the Register's Office for said County, and described as follows:

Beginning on the westerly margin of Third Avenue, South, formerly College Street, at Robert Jackson's northeast corner; thence with the westerly margin of said Avenue, northerly 30 feet, more or less, to H.B. Gray's southeast corner; thence with his southerly line, westerly 150 feet, more or less, to the right-of-way of the Old Tennessee & Pacific Railroad Company, now the N.C. & St. L. Railway; thence with said right-of-way southerly to said Jackson's northwest corner; thence with his northerly line, easterly to the beginning.

Being the same property conveyed to **RONALD MAURICE MARTIN**, by deed from **KENNETH F. SWEENEY AND WIFE, CAROL YVONNE SWEENEY**, of record in Book 5557, page 56, said Register's Office. The said Ronald Maurice Martin died intestate in Davidson County on January 19, 2001. Ronald Maurice Martin and Ronald Martin are one and the same person.

This is improved property known as 1281 Third Avenue South, Nashville, TN.

TO HAVE AND TO HOLD the said tract or parcel of land, with the hereditaments, appurtenances, estate, title, and interest thereto appertaining to the said Grantee, their heirs and assigns, forever.

AND the Grantor does hereby covenant with the Grantee, their heirs and assigns, that they are lawfully seized in fee simple; have full power, authority, and right to convey the same; and that said premises are unencumbered except: (a) 2002 property taxes, which have been assumed by Grantee; (b) zoning limitations, and easements and restrictions of record; and (c) rights of persons in possession. Grantor does further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the said land to the said Grantee, their heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the parties have set their hands and seal, on this the 8th day of January, 2003.

Peggy D Mathes Adm

PEGGY MATHES, ADMINISTRATOR
OF THE ESTATE
OF RONALD MAURICE MARTIN

ACKNOWLEDGEMENT

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, Crystal Thomas, a Notary Public in and for said County and State, **PEGGY MATHES**, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 8th day of January, 2003.

Crystal A. Thomas
NOTARY PUBLIC

My Commission Expires: 5-29-2005.