Davidson County DEEDWARR
Recvd: 09/22/03 08:36 2pgs
Fees:12.00 Taxes:0.00
20030922-0139379

WARRANTY DEED OF CORRECTION

PREPARED BY:

CURTIS M. LINCOLN
Attorney at Law
115 Hazel Path Drive
Suite #1, Westover Building
Hendersonville, TN 37075
822-0030
File No.: 23L-050132
Loan No.: 0003161124

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $105,500.00.

Christopher L Vinson
Affiant

Sworn to and subscribed before me on this the 9th day of Sept~~May~~, 2003.

Mary V. Brooks
NOTARY PUBLIC
My Commission Expires: 06/14/05

MORTGAGEE:

Old Hickory Credit Union
1000 Industrial Drive
Old Hickory, TN 37138

Address New Owner:	Send Tax Bills to:	Map-Parcel
Mr. Christopher L. Vinson	Mortgagee	043-04-0 057.00
607 Swinging Bridge Road		
Old Hickory, TN 37138		

WHEREAS, by Deed of record as Instrument No. 20030514-0065090, Registers' Office for Davidson County, TN, **DOROTHY WEBSTER, CLARENCE CROWDER and wife, TAMMIE ELAINE CROWDER**, (GRANTORS) conveyed a certain tract of land in Davidson County to **CHRISTOPHER L. VINSON, unmarried**, (GRANTEE); and

WHEREAS, by inadvertence and mutual mistake, said Deed contained an error in the description of the land intended to be conveyed, which was therein described as follows:

> LAND in Davidson County, Tennessee being Tract 3 as shown on an unrecorded property line survey describing Tracts 1 through 4 of the W. A. Webster property described in Deed Book 1606, Page 519, RODC, TN; said survey prepared by Cummings Surveying Company, September 29, 1968. Said Tract 3 is described as commencing at a point located in the Southerly margin of Swinging Bridge Road, said point being situated 313.3 feet East of the concrete monument in the curve of Swinging Bridge Road and Hiller Drive; thence from said point South 47 deg. 47 min. East 121.0 feet along the Southerly margin of Swinging Bridge Road to a point; thence South 44 deg. 0.5 min. West 347.48 feet along the common boundary lines of Tracts 3 and 4 to a point; thence North 47 deg. 47 min. West 284.5 feet to a point; thence North 44 deg. 0.5 min. East 147.48 feet to a point; thence South 47 deg. 47 min. East 165.0 feet to a point; thence North 44 deg. 0.5 min. East 200 feet to the point of beginning, containing 1.52 acres, more or less.
>
> BEING the same property conveyed to CLARENCE CROWDER and wife, TAMMIE ELAINE CROWDER with life estate reserved in DOROTHY WEBSTER by Quitclaim Deed dated March 30, 2001, and recorded as Instrument No. 20010402-0031300, said Registers' Office.

WHEREAS, the GRANTEE has requested the GRANTORS to correct said error, and said GRANTORS have agreed to do so.

NOW THEREFORE, the GRANTORS, for the purpose of correcting said error and in consideration of the sum of TEN ($10.00) DOLLARS, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, have bargained and sold and by these presents do hereby transfer and convey unto said GRANTEE, his heirs and assigns, a certain tract of land in Davidson County, TN, described as follows:

> LAND in Davidson County, TN, being Lot No. 2 of the Charles E. Webster Property Subdivision, a plat of which is of record in Book 6050, Page 224, Registers' Office for Davidson County, TN to which plan reference is hereby made for a more complete and accurate legal description of said lot.
>
> BEING the same property conveyed to CLARENCE CROWDER and wife, TAMMY ELAINE CROWDER with a life estate to DOROTHY L. WEBSTER by Instrument of Correction Deed recorded as Instrument No. 20010702-0069522, said Registers' Office.

This is improved property known as 607 Swinging Bridge Road, Old Hickory, TN 37138.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES 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 GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever 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 (my/our) hand(s) this the 9th day of September, 2003, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Dorothy L. Webster
DOROTHY WEBSTER

Clarence Crowder
CLARENCE CROWDER

Tammie Elaine Crowder
TAMMIE ELAINE CROWDER

STATE OF TENNESSEE

COUNTY OF DAVIDSON

BEFORE me, undersigned, a Notary Public in and for the County and State aforesaid, personally appeared the within named, DOROTHY WEBSTER, CLARENCE CROWDER and wife, TAMMIE ELAINE CROWDER, the bargainor(s) with whom I am personally acquainted or proved to me on the basis of sufficient information, and who acknowledged the execution of the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Old Hickory, Tennessee, this the 9th day of September, 2003.

RAGENA RICHARDSON NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.

Ragena Richardson
NOTARY PUBLIC

My Commission Expires:

My Commission Expires MAY 28, 2006