PICK-UP

# QUITCLAIM DEED OF CORRECTION

**THIS INSTRUMENT PREPARED BY:**

Davidson County DEEDQC
Recvd: 11/04/03 13:51 2pgs
Fees:12.00 Taxes:0.00
20031104-0161740

**DANIEL C. MASTEN #9815**
**UAW Legal Services Plan**
**P.O. Box 1797**
**Spring Hill, TN 37174-1797**
**(931) 487-9818**

| ADDRESS NEW OWNER AS FOLLOWS: | SENT TAX BILLS TO: | MAP PARCEL NUMBERS: |
|---|---|---|
| (NAME)<br>JAMES EDGAR MONTGOMERY, et al | (NAME)<br>SAME | MAP 104 -01<br>PARCEL 201.00 |
| (STREET ADDRESS OR ROUTE NUMBER)<br>144 39TH AVENUE NORTH<br>NASHVILLE, TN 37209 | (STREET ADDRESS)<br>SAME | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

**WHEREAS**, on July 7, 2003, a Quitclaim Deed was registered at the Office of the Register of Deeds for Davidson County, Tennessee, of record as Instrument Number 20030729-0106344, by which instrument **JAMES EDGAR MONTGOMERY,** pursuant to the Last Will and Testament William Edgar Montgomery, Deceased, and in his capacity as Personal Representative of the Estate of the said William Edgar Montgomery, Deceased, Case Number 02P-264, Seventh Circuit Court for Davidson County, Tennessee [Probate Division], by and on behalf of the said Estate and **JAMES EDGAR MONTGOMERY, CHAD THOMAS, HEATHER JENKINS** and **BRAD PERRY**, individually being all the heirs at law of the said William Edgar Montgomery, Deceased, did bargain, sell, remise, release and quitclaim unto **JAMES EDGAR MONTGOMERY,** a single person, **CHAD THOMAS,** a single person, **HEATHER JENKINS,** a married person and **BRAD PERRY,** a single person, in fee, all of the right, title and interest of the said decedent's Estate and of the heirs at law of the said Decedent in a certain tract or parcel of land in Nashville, Davidson County, Tennessee, more particularly described in the said instrument; and,

**WHEREAS,** the signature of **BRAD PERRY** on the said instrument lacked an appropriate Notary Acknowledgment, which absence might place into question the validity of the conveyance by the said **BRAD PERRY** of his interest in and to the subject real property; and

**WHEREAS**, the said **BRAD PERRY** wishes to cure the potential defect in his conveyance of his interest in and to the subject real property by reconveying that interest in a property executed and acknowledged instrument;

**NOW THEREFORE, IN CONSIDERATION OF** One Dollar ($1.00), cash paid in hand, the receipt of which is hereby acknowledged, **BRAD PERRY**, individually in his capacity as an heir at law of the said William Edgar Montgomery, Deceased, does hereby bargain and sell, and by this present does remise, release and quitclaim unto **JAMES EDGAR MONTGOMERY,** a single person, **CHAD THOMAS,** a single person, **HEATHER JENKINS,** a married person and **BRAD PERRY,** a single person, in fee, all of his right, title and interest in a certain tract or parcel of land in Nashville, Davidson County, Tennessee, more particularly described as follows:

> Land in Davidson County, Tennessee, being Lot No. 87 on the Plan of West Grove Subdivision, as of record in Book 421, Page 109, Register's Office for said County.
>
> Said Lot No. 87 fronts 50 feet on the easterly side of 39th Avenue North and runs back between parallel lines, 160 feet to an alley.
>
> Being the same property conveyed to James Edgar Montgomery, a single person, Chad Thomas, a single person, Heather Jenkins, a married person and Brad Perry, a single person by Deed of record as Instrument Number 20030729-0106344, Register's Office for Davidson County, Tennessee.
>
> This is improved real property, commonly known as 144 39th Avenue North, Nashville, Davidson County, Tennessee 37209

The said parties shall have and hold the said real property as tenants in common, their undivided ownership interests being in the following proportions: **JAMES EDGER MONTGOMERY**, One-Third (1/3); **BRAD PERRY** One-Third (1/3); **HEATHER JENKINS** One-Sixth (1/6); **CHAD THOMAS** One-Sixth (1/6).

STATE OF TENNESSEE]
COUNT OF DAVIDSON]

The actual consideration or value whichever is greater, for this transfer is $ -0-

Subscribed and sworn to before me, this the 10 day of October 2003

AFFIANT

My commission expires: _____ (AFFIX SEAL)

NOTARY PUBLIC

Brad Perry
**BRAD PERRY**

**STATE OF TENNESSEE ]**
**COUNTY OF DAVIDSON ]**

Personally appeared before me, undersigned, a Notary Public in and for said County and State, **BRAD PERRY**, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that they executed the within instrument for the purpose therein contained.

Witness my hand, at office, this 10 day of October 2003.

**NOTARY PUBLIC**

My commission expires: 9-25-04