Davidson County DEEDWARR
Recvd: 07/06/04 10:46 2pgs
Fees:12.00 Taxes:0.00

20040706-0079817

ALLISON W. EGAN
NOTARY PUBLIC AT LARGE
SUMNER COUNTY, TENN.

STATE of Tennessee
COUNTY of Sumner

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS -$0-.

Affiant

SWORN AND SUBSCRIBED TO BEFORE, ME THIS THE _____ DAY OF June, 2004.

Notary

My Commission Expires: 9/8/07

THIS INSTRUMENT WAS PREPARED BY: MIDDLE TENNESSEE ESCROW, LLC 120 ANDERSON LANE HENDERSONVILLE, TN 37075\		
NAME AND ADDRESS OF PROPERTY OWNER:	**SEND TAX BILLS TO:**	**MAP & PARCEL NUMBERS:**
FELIPE GARCIA AND ANGELA GARCIA 2912 MOSSDALE DRIVE ANTIOCH, TN 37013	WALTER H. CARTER 2200 21ST AVENUE S, STE 220 NASHVILLE, TN 37212	150-01-249

DEED OF CORRECTION

Whereas, Walter H. Carter, Trustee, executed a Warranty Deed dated the 12th day of March, 2004, of record as/in Instrument 20040318-0030834, Register's Office for Davidson County, Tennessee; and

Whereas, the said Warranty Deed stated the Lot Number as 248 in the legal description and,

Whereas, the parties hereto wish to correct the Lot Number in the legal description to reflect Lot Number 284;

Now, Therefore,

For and in Consideration of the sum of $0 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we

Walter H. Carter, Trustee.,

Hereinafter called the **Grantors**, have bargained and sold, and by these presents do transfer and convey unto

Felipe Garcia and Angela Garcia, Husband and Wife,

Hereinafter called the **Grantee**, its successors and assigns, a certain tract or parcel of land, situated in Davidson County, Tennessee, described as follows, to wit:

Being Lot No. 284 on the Plan of Cherry Hills Subdivision, Section 4, as of record in Book 4460, Page 21, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Walter H. Carter, Trustee, of the 2912 Mossdale Drive Trust, by Warranty Deed from Will L. May, Jr. and Sherry Y. May, Husband and Wife, recorded on July 31, 2000 in Instrument number 200007310075282, Register's Office for Davidson County, Tennessee.

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, forever. We covenant with said GRANTEE 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 set out herein. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the GRANTEE, its successors and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural and singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 28th day of June, 2004.

Walter H. Carter

Felipe Garcia

Angela Garcia

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned, a Notary Public within and for said County and State aforesaid, personally appeared Felipe George R. Woods, with whom I am personally acquainted and who upon his oaths acknowledged himself to be the Attorney in Fact for Felipe Garcia, Angela Garcia and Walter H. Carter and as such Attorney in Fact for Felipe Garcia, Angela Garcia and Walter H. Carter, executed the foregoing instrument for the purposes contained therein.

Witness my hand and official seal at the office in Hendersonville, Tennessee on this 28th day June, 2004.

My Commission expires:
9/8/07

Allison W. Egan
Notary Public

ALLISON W. EGAN
NOTARY PUBLIC AT LARGE
SUMNER COUNTY, TENN.