THIS INSTRUMENT PREPARED BY:

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Davidson County DEEDWARR
Recvd: 11/22/06 08:56 5 pgs
Fees:27.00 Taxes:0.00
20061122-0144865

Deed of Correction

ADDRESS NEW OWNERS:	PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES:	MAP-PARCEL NOS.
Mary Lisa Harper, et. vir. 271 McMahon Rd. Goodlettsville, TN 37072	Same as New Owner	Map 17 Parcel 232

This Deed of Correction, is made and entered into on the day and date last acknowledged below, by and between , WILLIAM D. PATTON, joined by his current spouse, HARRIET H. PATTON, hereinafter referred to as the "GRANTORS", and MARY LISA HARPER AND HUSBAND TONY FREEMAN HARPER, hereinafter referred to as the "GRANTEES", as tenants by the entirety, their heirs and assigns:

W I T N E S S E T H:

WHEREAS, on the 13th day of September, 2006, by deed recorded as instrument #20061002-0121193 in the Register's Office for Davidson County, TN., WILLIAM D. PATTON, joined by his current wife, HARRIET H. PATTON, the GRANTORS, conveyed to MARY LISA HARPER AND HUSBAND TONY FREEMAN HARPER, the GRANTEES, certain real property in Davidson County, Tennessee, as described therein and as described below; and,

WHEREAS, the said deed is irregular because the Map and Parcel number is shown as Map 11, Parcel 27, and the Map and Parcel number should have been shown as Map 17, Parcel 232; and,

WHEREAS, the parties desire to correct the aforesaid deed by showing the correct Map and Parcel number as shown on the records of the Tax Assessor for Davidson County, Tennessee.

NOW, THEREFORE, THIS DEED OF CORRECTION WITNESSETH:

That for and in consideration of the sum of One Dollar ($1.00) paid by the GRANTEES to the GRANTORS, cash in hand, the receipt of which is hereby acknowledged, the GRANTORS, WILLIAM D. PATTON, joined by his current wife, HARRIET H. PATTON, do hereby grant, sell, transfer and convey unto the GRANTEES, LISA HARPER AND HUSBAND, TONY FREEMAN HARPER, their heirs or assigns, the following described real estate located in the County of Davidson, State of Tennessee, and more specifically described as follows:

Said tract of land lying and being in the 10th, formerly the 20th Civil District of Davidson
County, Tennessee, on the head waters of Shane's Fork of Mansker Creek and described as follows:

Beginning at the northwest corner of Parcel 34, the southeast corner of parcel 26 of the W. D. Patton property, thence with a new line through parcel 34 south 42 deg.13' 49" west 991.21 feet to the common line of Spurlock; thence, north 59 deg. 39' 45" west 176.63 feet; thence, north 72 deg. 42' 01" west 254,36 feet; thence north 2 deg. 50' 38" east 998.75 feet; thence, with a new line through parcel 26 from the northwest corner of parcel 34 south 67 deg. 03' 12" east 1,098.90 feet to the beginning containing 16.304 acres, more or less.

Being the same property vested in William D. Patton and wife Edith J. Patton by deed of record in Book 5279, Page 775, Register's Office for Davidson County, Tennessee. The said Edith J. Patton died on October 21, 1988, at which time ownership and title to the said property became vested in William D. Patton as surviving tenant by the entirety. And, William D. Patton thereafter married Harriet H. Patton, who joins in this conveyance to convey any and all right, title or interest she may have in the said property, marital or otherwise.

The mailing address for the said property is 271 McMahon Rd., Goodlettsville, TN 37072

The Grantors further convey to the Grantees, their heirs or assigns, the right of easement,jointly with the Grantors, their heirs or assigns across an access road as described in the deed of record in Booik 4551, Page 877 and re-recorded in Book 5075 Page 424, 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 GRANTEES, their heirs and assigns, forever.

And we, the GRANTORS, 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 warrant that the same is unencumbered, except as follows:

1. Real Property Taxes for the year 2006, which are a lien, but not yet due and payable, which will be paid, in full, by the GRANTEES, when due, without proration.

And, we, the GRANTORS, do further covenant and bind ourselves, our heirs and representatives to warrant and forever defend the title to the said land unto the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever.

And, by their signatures hereto, the GRANTORS and the GRANTEES confirm :

1. That the GRANTEES have been residing on the property and taking care of the property for the GRANTORS for the past eighteen (18) years;
2. That the GRANTEES have paid all upkeep, maintenance, taxes, and where applicable, insurance on the property for the past 18 years;

3. That the GRANTEES have at their own cost and expense added a new addition to the existing house containing approximately 2,300 square feet, and have further added a pond, two (2) outbuildings and a swimming pool to the property during those 18 years, all of which have resulted in out of pocket expenditures by the GRANTEES for materials in the amount of $119,364.31, which amount does not include any allocation for the labor expended by the GRANTEES or their designated workmen, which is estimated to be in excess of $15,000.00.

As a result, the GRANTORS gift to the GRANTEES the property, together with the improvements thereon and the appurtenances thereto which includes all of the above considerations, the labor performed by the GRANTEES and a gift exemption for the taxable year of 2006 $22,000.00.

WITNESS our hands on the day and date last acknowledged below.

"GRANTORS"

WILLIAM D. PATTON

HARRIET H. PATTON

"GRANTEES"

TONY FREEMAN HARPER

MARY LISA HARPER

STATE OF NORTH CAROLINA }
COUNTY OF SWAIN }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, WILLIAM D. PATTON and wife, HARRIET H. PATTON, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this the 8th day of November, 2006.

NOTARY PUBLIC
My Commission Expires: 12-03-09

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, TONY FREEMAN HARPER and wife, MARY LISA HARPER , with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this the 20 day of November, 2006.

PATSY C. DAVISON NOTARY PUBLIC MY COMM. EXP. DECEMBER 2, 2009 STATE OF TENNESSEE

NOTARY PUBLIC

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value, whichever is greater, for this transfer is $150,000.00. TAX HAVING BEEN PAID WITH WARRANTY DEED OF RECORD IN INSTRUMENT NO. 20061002-0121193, RODCT.

Affiant

Sworn to and subscribed before me, this the 20 day November , 2006.

PATSY C. DAVISON NOTARY PUBLIC MY COMM. EXP. DECEMBER 2, 2009 STATE OF TENNESSEE

NOTARY PUBLIC