Davidson County DEEDWARR
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Fees:22.00 Taxes:0.00
20070921-0113187

DEED OF CORRECTION

FROM: RYAN M. JOHNSON AND WIFE, POLLY A. JOHNSON

GRANTOR,

TO: BECK JAPPE DANDO AND WIFE, KATHERINE KELLY DANDO

GRANTEES.

THIS INSTRUMENT PREPARED BY:
MICHAEL J. PHILBIN, P.C.
2021 RICHARD JONES ROAD, STE 220
NASHVILLE, TENNESSEE 37215

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
BECK JAPPE DANDON AND WIFE, KATHERINE KELLY DANDO	COUNTRYWIDE MORTGAGE VENTURES	115-16-78
(NAME)	(NAME)	
146 HAVERFORD DRIVE	1600 UTICA AVENUE SOUTH, SUITE 140	
(ADDRESS)	(ADDRESS)	
NASHVILLE, TN 37205	ST. LOUIS PARK, MN 55416	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

This Deed of Correction is made on this 13th day of September, 2007, by and between Ryan M. Johnson and wife, Polly A. Johnson, hereinafter referred to as "Grantors" and Beck Jappe Dando and wife, Katherine Kelly Dando, hereinafter referred to as "Grantees" see Limited Power of Attorney appointing Julie Peak as Attorney-in-Fact for Beck Jappe Dando (Instrument No. 20070702-0078790 R.O.D.C.) and for Katherine Kelly Dando (Instrument No. 20070702-0078791 R.O.D.C.).

This Deed of Correction has been prepared for the purpose of amending a prior Warranty Deed ("Prior Warranty Deed") among the aforesaid parties said prior Warranty Deed having been recorded in as Instrument No. 20070702-0078799 Register's Office for Davidson County, Tennessee.

This Deed of Correction is to correct inadvertent errors contained in the property description at the time the Prior Warranty Deed was executed and recorded.

NOW, THEREFORE, in consideration of the premises, the Grantors, Ryan M. Johnson and wife, Polly A. Johnson, do hereby bargain, sell and convey into the Grantees, Beck Jappe Dando and wife, Katherine Kelly Dando their successors and assigns, certain real property situated in

Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 13 on the Plan of West Meade Farms Section 3 of record in Book 1835, Page 4 Register's Office for Davidson County, Tennessee, and more particularly described as follows:

Being at an iron pin in the northerly margin of Haverford Drive, said pin being located at the southwest corner of Lot 12 of the West Meade Farms Section 3 of Record in Plat Book 1835, Page 4, Register Office for Davidson County, Tennessee.

Thence, with the northerly margin of Haverford Drive, South 81 degrees 13' 00" West 120.60 feet to set iron pin, said iron pin being the centerline of the 50 foot abandoned right of way, said right of way abandoned by the Metropolitan Government by Ordaince No. BL2006-1058;

Thence, along the centerline of the said abandoned right of way, North 08 degrees 47' 00" West 160.54 feet to a set iron pin;

Thence, North 85 degrees 56' 00" East 96.60 feet to an iron pin;

Thence, North 71 degrees 20' 00" East 24.50 feet to an iron pin, said pin being the northwest corner of Lot 12:

Thence, along the westerly boundary of said Lot 12, South 08 degrees 47' 00" East 156.75 feet to the point of beginning, containing 18,834 square feet, 0.42 acres, more or less;

Being the same property conveyed to Ryan M. Johnson and wife, Polly A. Johnson by deed from I Dyke Tatum, Trustee of record in Instrument No. 20060727-009090909 Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all matters shown on the plan of record in Book 1835, Page 4 said Register's office.

TO HAVE AND TO HOLD said tract or parcel of land with the appurtenances, hereditaments, estate, title, and interest thereto belonging to Grantees, their successor and assigns, forever. Grantors covenant that, subject to the matters set forth above, they are lawfully seized and possessed of said land in fee simple, and have a good right to convey it, and that same is unencumbered.

Grantors further covenant and binds themselves and their successors and assigns to warrant and forever defend the title to said land to Grantees, their successors and assigns, against the lawful claims of all persons whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF the Grantors have caused this Deed of Correction to be executed by its duly authorized representative and Grantees have likewise executed this Deed of Correction on this 13th day of September, 2007.

Grantees:

Beck Jappe Dando by [illegible], Attorney-in-fact
Beck Jappe Dando by Julie Peak his Attorney-in-Fact

Katherine Kelly Dando by [illegible], Attorney-in-fact
Katherine Kelly Dando by Julie Peak her Attorney-in-Fact

Grantors:

Ryan M Johnson
Ryan M. Johnson

Polly A. Johnson
Polly A. Johnson

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Beck Jappe Dando and wife, Katherine Kelly Dando, the within named bargainors, 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 and official seal this 13 day of September, 2007.

My Commission Expires: 7-19-08

[illegible]
Notary Public

Notary Seal present, but could not be reproduced.

Bill Garrett
Bill Garrett
Davidson County Register of Deeds

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Julie Peak, attorney-in-fact for Ryan M. Johnson and wife, Polly A. Johnson, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the attorney-in-fact for the said Ryan M. Johnson and wife, Polly A. Johnson, and is authorized to execute this instrument on behalf of Ryan M. Johnson and wife, Polly A. Johnson.

Witness my hand, at office, this 18th day of September, 2007

My Commission Expires:

June E. Rowell
Notary Public

JUNE E. ROWELL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
AT LARGE
June E. Rowell
My Commission Expires
May 22, 2010
STATE OF TENNESSEE

STATE OF TENNESSEE §
COUNTY OF DAVIDSON §

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

Affiant

Subscribed and sworn to before me, this 13 day of September 2007.

Commission Expiration Date: 7-19-08

Notary Public

NOTE TO REGISTER OF DEEDS: The transfer tax on this transfer were paid July 2, 2007 at the time the prior warranty deed was recorded as Instrument No. 20070702-0078789.

Notary Seal present,
but could not be reproduced.

Bill Garrett
Davidson County Register of Deeds