Davidson County DEEDQC
Recvd: 03/19/08 10:50 4 pgs
Fees:22.00 Taxes:0.00
20080319-0027677

After Recording Return To:

Lenders First Choice
1785 Voyager Ave, Ste 100
Simi Valley, Ca 93063
Ql- 8073304

This Instrument Prepared Under the Supervision OF:
M. Powell, Esquire BOPR# 5372
By Law's Specialty Group, Inc.
235 West Brandon Blvd., #191
Brandon, Florida 33511
(866) 755-6300

Map & Parcel:
83-10-232

CORRECTIVE QUIT CLAIM DEED

[the purpose of this deed is to correct a scrivener's error as to the presumption of a married name of a vested party on title]

New Owner/ Property Being Conveyed
ROBERT BRATCHER
FRANCES P. NEELEY
1718 Ordway Place
Nashville, TN 37206

Send Tax Bills To:
New Owner

Mail Tax Statement To:
New Owner

THIS INDENTURE, made this 7th day of February, 2008, between ROBERT BRATCHER and FRANCES P. NEELEY *(incorrectly vested as "Frances Bratcher" in prior deed recorded January 10, 2006 in book 20060110, page 0003434)*, husband and wife, residing at 1718 Ordway Place, Nashville, Tennessee 37206 hereinafter referred to as "**Party of the First Part**" and ROBERT BRATCHER and FRANCES P. NEELEY, husband and wife, residing at 1718 Ordway Place, Nashville, Tennessee 37206 hereinafter referred to as "**Party of the Second Part.**"

WITNESSETH

That the said Party of the First Part, for and in consideration of the sum of Ten Dollars ($10.00) and no other good and valuable consideration in hand paid by the said Party of the Second Part, the receipt of which is hereby acknowledged, has bargained, sold, remised, released and QUIT-CLAIMED, and, does hereby bargain, sell remise, release and QUIT-CLAIM unto the said Party of the Second Part, the following described premises, to wit:

A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS TO WIT:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 2 ON THE MAP OF BATSON AND WILLIAMS' SUBDIVISION, OF RECORD IN BOOK 1424, PAGE 30, REGISTER'S OFFICE FOR SAID COUNTY. SAID LOT NO. 2 FRONTS 50 FEET ON THE SOUTHERLY SIDE OF ORDWAY PLACE AND RUNS BACK BETWEEN PARALLEL LINES 188.8 FEET TO A DEAD LINE

THIS CONVEYANCE IS MADE SUBJECT TO ALL RESTRICTIONS, EASEMENTS, RIGHTS OF WAY, COVENANTS AND CONDITIONS CONTAINED IN THE DEEDS FORMING THE CHAIN OF TITLE TO THIS PROPERTY.

BEING A PORTION OF THE PROPERTY CONVEYED TO ROBERT BRATCHER AND FRANCES P. NEELEY, HUSBAND AND WIFE BY DEED FROM FRANCES NEELEY NKA FRANCES BRATCHER, A MARRIED WOMAN DATED DECEMBER 27, 2005 AND RECORDED JANUARY 10, 2006 IN BOOK 20060110, PAGE 0003434 IN DAVIDSON COUNTY, TENNESSEE.

PROPERTY ADDRESS: 1718 Ordway Place, Nashville, Tennessee 37206
The legal description was obtained from a previously recorded instrument.

IN WITNESS WHEREOF, the said Party of the First Part has hereunto set a hand and seal the day and year first above written.

Robert Bratcher
ROBERT BRATCHER

STATE OF TENNESSEE } **COUNTY OF** Davidson }

On this 7 day of February, 2008, before me personally appeared ROBERT BRATCHER, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument and acknowledged that he executed the same as his free act and deed.

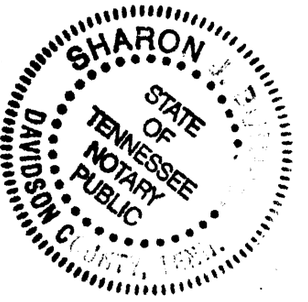
Sharon J. Busby
NOTARY PUBLIC

I hereby swear or affirm that the actual consideration or true value of this transfer, whichever is greater, is $0.00.

Robert Bratcher
ROBERT BRATCHER

Subscribed and sworn to before me
this the 7 day of February, 2008.

Sharon J. Busby
NOTARY PUBLIC My Commission expires: 7/25/2009



This instrument may be signed in one or more **counterparts** with the same force and effect as if all required **signatures** were performed at the same time. One Grantor appears on this page, subsequent Grantor's signature appears on the following page, individually.

IN WITNESS WHEREOF, the said Party of the First Part has hereunto set a hand and seal the day and year first above written.

Frances P Neeley
FRANCES P. NEELEY

STATE OF TENNESSEE }
COUNTY OF Davidson }

On this 7 day of February, 2008, before me personally appeared FRANCES P. NEELEY, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument and acknowledged that she executed the same as her free act and deed.

Sharon J. Buhly
NOTARY PUBLIC

I hereby swear or affirm that the actual consideration or true value of this transfer, whichever is greater, is $0.00.

Frances P Neeley
FRANCES P. NEELEY

Subscribed and sworn to before me
this the 7 day of February, 2008.

Sharon J. Buhly
NOTARY PUBLIC My Commission expires: 7/25/2009

SHARON J. BUHLY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON C

*This instrument may be signed in one or more **counterparts** with the same force and effect as if all required **signatures** were performed at the same time. This is the final Grantor and the end of this document.*

The preparer has not had any contact with the Grantor(s) nor Grantee(s) herein No title search was performed on the subject property by the preparer. The preparer of this deed makes no representation as to: the status of the title; property use; any zoning regulations concerning described property herein conveyed; or any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantor/Grantee and /or their agents, no boundary survey was made at the time of this conveyance. **PREPARER NOT RESPONSIBLE FOR CLOSING.**

Exhibit

~~SCHEDULE~~ "A"

A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS TO WIT:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 2 ON THE MAP OF BATSON AND WILLIAMS' SUBDIVISION, OF RECORD IN BOOK 1424, PAGE 30, REGISTER'S OFFICE FOR SAID COUNTY. SAID LOT NO. 2 FRONTS 50 FEET ON THE SOUTHERLY SIDE OF ORDWAY PLACE AND RUNS BACK BETWEEN PARALLEL LINES 188.8 FEET TO A DEAD LINE

FOR INFORMATIONAL PURPOSES ONLY: THE APN IS SHOWN BY THE COUNTY ASSESSOR AS 83-10-232; SOURCE OF TITLE IS BOOK 20060110, PAGE 0003434 (RECORDED 01/10/06)

Darivation Clause

The instrument constituting the source of the borrower's interest in the foregoing described property was a QuitClaim deed recorded as document no. book 20060110, page 0003434 in the Register's office of Davidson County.