NAME AND ADDRESS OF A PROPERTY OWNER:
VERNA ANNETTE SPITZER
1012B Crowder Court
Nashville, Tennessee 37211

This Instrument Was Prepared From Information Furnished By The Parties By:
JOHN B. LANE, Attorney at Law
P.O. Box 31, Smyrna, TN 37167

NAME AND ADDRESS OF PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES:
SAME AS ABOVE

DAVIDSON COUNTY TAX MAP AND PARCEL NUMBER:
Map 133-4
Parcel 47

BILL GARRETT, Davidson County
Trans:T20110045128 DEEDQC
Recvd: 07/26/11 10:48 4 pgs
Fees:22.00 Taxes:0.00
20110726-0057080

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

DEED OF CORRECTION

QUITCLAIM DEED

WHEREAS, conveyance of record as Instrument Number 20070814-0097221, and conveyance of record as Instrument Number 20110314-0020133, both of the Register's Office for Davidson County, Tennessee, may contain certain defects, errors and/or omissions; and

WHEREAS, it is the desire of the undersigned to correct said defects, errors and/or omissions by execution of this Deed of Correction - Quitclaim Deed in accordance with the intent of the Grantor, Verna M. White, deceased, to vest title in and to the within described property in Verna Annette Spitzer and Eula Faye Gregg as Grantees:

NOW, THEREFORE, FOR AND IN CONSIDERATION of the premises above stated, the sum of TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid, and in consideration of the correction of prior conveyances by this instrument, the receipt and sufficiency of said consideration being hereby acknowledged, the undersigned, VERNA ANNETTE SPITZER, Administrator of the Estate of Verna Mae White, Deceased, has sold and does hereby transfer, quitclaim and convey unto VERNA ANNETTE SPITZER and EULA FAYE GREGG, as tenants in common in equal shares, their heirs and assigns, forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being more particularly described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 12 on the Plan of Battlewood, Section III, as of record in Book 3300, Page 4, Register's Office for said County, described as follows:

Beginning on the westerly margin of Crowder Court at the corner of Lots Nos. 12 and 13; thence with the line between said two lots, westerly 340.3 feet to a point in the line between Lots Nos. 12 and 15; thence with the line between Lots Nos. 12, 15, and 16, southwesterly 63.1 feet to the northerly margin of Proposed Interstate

Highway; thence with the same, southeasterly 386.7 feet to the corner of Lots Nos. 11 and 12; thence with the line between said two lots northeasterly 145.9 feet to the southerly margin of Crowder Court; thence with the same around a slight curve having a radius of 50 feet, northwesterly 58.33 feet to the beginning. This is improved property known as 1019A & 1019B Crowder Court, Nashville, Tennessee 37211.

Being the same property conveyed to Grady J. White and wife, Verna M. White, by deed from Orman Wayne Clark and wife, Frances Taylor Clark, of record in Book 11043, page 290, of the Register's Office for Davidson County, Tennessee. The said Grady J. White died on December 22, 2000, leaving his wife, Verna M. White, vested in fee simple title with and to the above described real estate as surviving tenant by the entireties. By instrument styled "QUITCLAIM DEED [Reserving a Life Estate]", dated August 14, 2007, and recorded August 14, 2007, as Instrument Number 20070814-0097221, said Register's Office, the said Verna M. White quitclaimed her interest in and to said real estate to Verna Annette Spitzer and Eula Faye Gregg, while reserving a life estate.

The said Verna Mae White died a resident of Davidson County, Tennessee, on June 6, 2010, leaving an estate to be administered. In THE MATTER OF VERNA MAE WHITE, Deceased, Case No. 10P-1054, of the Probate Court for Davidson County, Tennessee, the undersigned, VERNA ANNETTE SPITZER, qualified as Administrator of said estate and was issued Letters of Administration. In the ORDER appointing the undersigned as Administrator of the estate of Verna Mae White, Deceased, the undersigned was specifically given "the authority to sign any, and all, documents necessary to cure the defects in any documents signed by the deceased, prior to her death". By instrument styled "QUITCLAIM DEED - Reserving a Life Estate", executed by the undersigned on February 28, 2011, and recorded March 14, 2011, as Instrument Number 20110314-0020133, of the Register's Office for Davidson County, Tennessee, the undersigned attempted to cure any defects that may be found in the conveyance styled "QUITCLAIM DEED [Reserving a Life Estate]" and recorded as Instrument Number 20070814-0097221, said Register's Office.

The undersigned, VERNA ANNETTE SPITZER, as Administrator of the Estate of Verna Mae White, deceased, executes this "Deed of Correction - Quitclaim Deed" for the purpose of curing any defects in the two (2) prior Quitclaim Deeds of record as Instrument Number 20070814-0097221, and of record as Instrument Number 20110314-0020133, both of the Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictions and easements of record.

TO HAVE AND TO HOLD the said real estate unto the said VERNA ANNETTE SPITZER and EULA FAYE GREGG, as tenants in common in equal shares, their heirs and assigns, forever, but I quitclaim and convey only as the Administrator of the estate of Verna Mae White, Deceased, and I quitclaim and convey said real estate to the Grantees herein without benefit of the covenants and warranties of title.

WITNESS MY HAND, this the 25th day of July, 2011.

Verna Annette Spitzer, Administrator
VERNA ANNETTE SPITZER, Administrator,
Estate of Verna Mae White, Deceased

STATE OF TENNESSEE)
)
COUNTY OF Rutherford)

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within-named VERNA ANNETTE SPITZER, Administrator of the Estate of Verna Mae White, Deceased, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within (DEED OF CORRECTION - QUITCLAIM DEED) instrument for the purposes therein contained, and who further acknowledged that she is the Administrator of the Estate of Verna Mae White, Deceased, and is authorized as such Administrator to execute this instrument on behalf of said Estate.

WITNESS MY HAND and official seal at office in Smyrna, Tennessee, this the 25th day of July, 2011.

John B Lane
Notary Public

February 17, 2014
My Commission Expires

JOHN B. LANE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

STATE OF TENNESSEE)
)
COUNTY OF Rutherford)

I, or we, hereby swear or affirm that the actual consideration for this transfer is $10.00.

Verna Annette Spitzer
AFFIANT

Subscribed and sworn to before me this the 25th day of July, 2011.

John B Lane
Notary Public

February 17, 2014
My Commission Expires

JOHN B. LANE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD