CORRECTION OF WARRANTY DEED

For Instrument no. 20111005-0077269

The purpose of this correction is to correct the legal description to show the correct Unit number and to reference the Master Deed.

BILL GARRETT, Davidson County
Trans:T20120015965 DEEDWARR
Recvd: 03/05/12 11:04 2 pgs
Fees:12.00 Taxes:0.00

20120305-0018996

TABATHA EDWARDS STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Tabatha Hud
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 9 day of January ~~September~~, 2012.

Tabatha Edwards
Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Foundation Title & Escrow Series, LLC, 1725 North Mount Juliet Road, Suite C, Mount Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Rebecca Fruendt	Rebecca Fruendt	064090A02000 CO
(NAME)	(NAME)	
PO BOX 227	PO BOX 227	
(ADDRESS)	(ADDRESS)	
Sister Bay, WI 54234	Sister Bay, WI 54234	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I/WE, **Anthony Edward Thomas, II**, a married man hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Rebecca Fruendt**, an unmarried woman hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit No. 4556 as shown on the Site Plan of Southfork Condominiums, Phase One, of record in Book 6783, Page 865, Register's Office of Davidson County, Tennessee, said Site Plan being Exhibit "C" to the Master Deed for Southfork Condominiums of record in Book 6783, Page 839, as amended in Book 6994, Page 447, Book 8291, Page 955, and Instrument No. 200203270037726, said Register's Office, to which reference is hereby made for a more complete and accurate legal description.

Being a portion of the same property conveyed to Anthony Thomas, unmarried, by Warranty Deed from Ray Presley and Lisa Presley, husband and wife, dated October 6, 1999 and filed of record on October 11, 1999 in Book 11697, page 742, Register's Office of Davidson County, Tennessee. By quitclaim deed dated 2/16/06 of record in Instrument No. 200602220020772, said Register's Office, Brandi Michelle Thomas conveyed whatever interest she may have had in subject property to Anthony Edward Thomas, II.

Jennifer Thomas, spouse of Anthony Edward Thomas, II, joins in the execution of this instrument for the purpose of conveying his/her marital interest to said property.

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

unimproved ☐
This is improved ☒ property, known as 4556 S. Trace Blvd., Old Hickory, TN 37138

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 do covenant with the said Grantees that we are lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the ~~plural~~ the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 5 day of January, 2012.

Rebecca Fruendt

Anthony Edward Thomas, II

Jennifer Thomas

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned authority, **Anthony Edward Thomas, II**, and Jennifer Thomas, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledge that she/he/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 5 day of January 2012.

Notary Public

TABATHA EDWARDS STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

My commission expires: 11-3-15

STATE OF
COUNTY OF

Personally appeared before me, the undersigned authority, Rebecca Fruendt, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledge that she/he/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 5 day of January, 2012.

Notary Public

TABATHA EDWARDS STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

My commission expires: 11-3-15