THIS INSTRUMENT PREPARED BY:

Wagon Wheel Title & Escrow, LLC
202 South 11th Street
Nashville, TN 37206
615.650.5100

CORRECTIVE QUITCLAIM DEED

Address of New Owner(s):	Send Tax Bills to:	
Elmo Shade and Tracy Lee Mitchell 1514 Gartland Avenue Nashville, TN 37206	New Owner	Map: 083-10 Parcel: 14.00

This Corrective Quitclaim Deed is being executed to correct the Quitclaim Deed recorded at Instrument Number 20100602-0042367 in the Register's Office for Davidson County, TN. The legal description in said Quitclaim Deed was incomplete and is corrected in its entirety herein.

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **ELMO SHADE, MARRIED** by these presents does hereby quitclaim and convey unto **ELMO SHADE AND TRACY LEE MITCHELL, AS TENANTS IN COMMON WITH RIGHTS OF SURVIVORSHIP**, his/her/their/its heirs, successors and assigns, all its right, title and interest in and to the following described tract of land:

Land in Davidson County, Tennessee, being Lot No. 67 and the easterly 3 1/2 feet of Lot No. 68 on the plan of the Subdivision of the A.V.S. Lindsley 29 acre tract, of record in Book 57, Page 66, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Said Lot No. 67 and part of Lot No. 68 front together 47 feet on the southerly margin of Gartland Avenue and extend back 150 feet on the easterly line being the westerly margin of North 16th Street, formerly Hickman Street, and 150 feet on the westerly line to a dead line in the rear, measuring 46 feet thereon.

Being the same property conveyed to Elmo Shade and Tracy Lee Mitchell, as Tenants in Common with Rights of Survivorship by Quitclaim Deed from Elmo Shade of record in Instrument 201006020042367, Register's Office for Davidson County, Tennessee, dated May 25, 2010. And being the same property conveyed to Elmo Shade by Quitclaim Deed from Candace Nordman, Trustee of record in Instrument 200811250115420, Register's Office for Davidson County, Tennessee, dated November 20, 2008. And being the same property conveyed to Michael Glen Weaver by Quitclaim Deed from Denice Evelyn Hicks of record in Instrument 200802250018507, Register's Office for Davidson County, Tennessee, dated January 25, 2008. And further, being the same property conveyed to Michael Glen Weaver and Denice Evelyn Hicks, as tenants in common with rights of survivorship by deed from Janet D. Lewis and husband Robert Warren Grace of record in Instrument 200607190087020, Register's Office for Davidson County, Tennessee, dated July 17, 2006.

This is improved property known as: 1514 Gartland Avenue, Nashville, TN 37206.

BILL GARRETT, Davidson County
Trans:T20120026132 DEEDQC
Recvd: 04/10/12 13:34 2 pgs
Fees:12.00 Taxes:0.00
20120410-0030672

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ 0.00.

Subscribed and sworn to before me this the 5th day of Apr: 1, 2012.

Carmen Coats
Affiant

My commission expires: 9-9-2014 (Affix Seal)

J. Brandon Miller
Notary Public

J. BRANDON MILLER STATE OF TENNESSEE NOTARY PUBLIC EXP. SEPT. 9, 2014 DAVIDSON COUNTY

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this ___ day of April 5, 2012.

ELMO SHADE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Elmo Shade, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this 5th day of Apr: 1, 2012.

J. Brandon Miller
Notary Public

My Commission Expires: 9-9-2014

J. BRANDON MILLER STATE OF TENNESSEE NOTARY PUBLIC EXP. SEPT. 9, 2014 DAVIDSON COUNTY