Prepared By & Return To:
Lakeside Title & Escrow
854 Wren Road
Goodlettsville, TN 37072
10-005

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 110,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 2nd day of November, 2013.

Notary Public

Commission Expiration: 8.20.14

MELISSA J. BUTCHKO-TURECKI
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY, TENN
My Comm. Expires August 20, 2014

Cross Reference to:
Instrument No.:
20100204-0008803, Register's Office Davidson Co

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL:
Debra Lynn England 208 Mann Road Madison, TN 37115	SAME AS NEW OWNER.	05216009500

CYNTHIA GARMON
REGISTER

CORRECTIVE WARRANTY DEED

This Warranty Deed is being re-executed and recorded to add the lot number to the legal description.

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, WE, Laura Ann Stone, HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Debra Lynn England and Hector Dubon, wife and husband 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:

Being Lot No. 42, Marlin Meadows, Section 4, as shown by plat and survey of record in Plat Book 2133, page 66 and 67 of the Register's Office of Davidson County, Tennessee to which plat reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to Laura Ann Stone an unmarried person by Deed from Sanford A. Stone and wife, Bernice Ruth Stone dated 6/16/94, of record in Book 9386, page 28, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

This is improved property known as 208 Mann Road, Madison, TN 37115

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, have 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 my hand this 19th day of November, 2013.

Laura Ann Stone

Laura Ann Stone

BILL GARRETT, Davidson County
Trans:T20130102463 DEEDWARR
Recvd: 12/06/13 09:27 2 pgs
Fees:12.00 Taxes:0.00

20131206-0124232

STATE OF Texas
COUNTY OF Tarrant

On this , before me personally appeared Laura Ann Stone, to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that such persons executed the same as such person's free act and deed.

Witness my hand and official seal at office this 19 day of November, 2013.

Notary Public

Commission Expiration:

NOTARY PUBLIC STATE OF TEXAS

CYNTHIA CARMACK
My Commission Expires
January 10, 2017