201312046
Please return after recording to
Republic Title Agency, Inc.
55 West Central Avenue
Springboro, Ohio 45066

This Instrument Prepared By:
Republic Title Agency, Inc.
55 West Central Avenue
Springboro, Ohio 45066
File # 201312046

BILL GARRETT, Davidson County
Trans:T20140006494 DEEDQC
Recvd: 01/28/14 16:11 2 pgs
Fees:12.00 Taxes:0.00
20140128-0007843

(1)

QUITCLAIM DEED
(CORRECTIVE)
Correcting previous Deed of record in Instrument 20060131-0012150 (Middle Initial)

KNOWN ALL MEN BY THESE PRESENTS, that **Vernessa D. Davis-Tharpe aka Vernessa L. Davis-Tharpe, married**, hereinafter Grantor, of **Davidson County, Tennessee**, for nominal consideration paid, does hereby bargain, sell, release, remise, quit claims and conveys unto **Vernessa L. Davis-Tharpe, married,** hereinafter Grantees, the following real property:

SITUATED AND BEING IN THE COUNTY OF DAVIDSON, STATE OF TENNESSEE, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 1 ON THE PLAN OF REVISION OF RESUBDIVISION OF LOT 35, BRANSFORD REALTY COMPANY'S WEST END HEIGHTS SUBDIVISION BOOK 332, PAGES 124 & 125 OF RECORD IN BOOK 6050, PAGE 243 REGISTER'S OFFICE FOR SAID COUNTY.

SAID LOT NO. 1, WHICH IS CORNER LOT, FRONTS 116.84 FEET ON THE NORTHWESTERLY MARGIN OF MARLBOROUGH AVENUE AND FRONT 42.75 FEET ON THE SOUTHWESTERLY MARGIN ON CHESTERFIELD AVENUE, SAID FRONTAGES BEING JOINED BY CURVE HAVING A LENGTH OF 36.91 FEET, AND EXTENDS BACK 121.72 FEET ON THE NORTHWESTERLY LINE AND 101.34 FEET ON THE SOUTHWESTERLY LINE TO A POINT OF INTERSECTION.

BEING THE SAME PROPERTY CONVEYED TO VERNESSA D. DAVIS-THARPE, BY DEED DATED JANUARY 10, 2006, OF RECORD IN INSTRUMENT 20060131-0012150, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

TAX ID: MAP/PARCEL 104-10-0-074.00

COMMONLY KNOWN AS: 341 CHESTERFIELD AVENUE, NASHVILLE, TENNESSEE 37212

The real property described above is conveyed subject to, and excepted from, the following: All easements, covenants, conditions and restrictions of record; All legal highways; zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

IN WITNESS WHEREOF, the undersigned has caused this instrument to be executed on this 17th day of January, 2014.

The undersigned, Siegfried Tharpe, spouse of Vernessa L. Davis-Tharpe, joins in the execution of this instrument for the purpose of conveying to the Grantees all of his right, title, claim and interest in and to the above described property, including but not limited to, his homestead and any and all other marital rights.

Vernessa D. Davis-Tharpe aka Vernessa L. Davis-Tharpe

Vernessa D. Davis-Tharpe aka
Vernessa L. Davis-Tharpe

Siegfried Tharpe

Siegfried Tharpe

STATE OF TENNESSEE
COUNTY OF Madison

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named **Vernessa D. Davis-Tharpe aka Vernessa L. Davis-Tharpe and Siegfred Tharpe**, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 17th day of January, 2014.

Notary Public

JAMIE MOONEY
STATE OF TENNESSEE NOTARY PUBLIC
McNAIRY COUNTY

My Commission Expires: 2-18-2014

THIS TRANSFER TAX IS EXEMPT FROM THE PAYMENT OF ANY TRANSFER TAX AS PROVIDED IN T.C.A. 67-4-409.

STATE OF TENNESSEE
COUNTY OF Madison

Vernessa L. Davis-Tharpe
Vernessa L. Davis-Tharpe, Affiant

I hereby swear or affirm that to the best of affiant's knowledge, information and belief, the actual consideration for this transfer is Zero Dollars ($0.00).

Notary Public

My Commission Expires: 2-18-2014

Property Owner & Address:
Vernessa L. Davis-Tharpe
341 Chesterfield Avenue
Nashville, Tennessee 37212

Mail Tax Bills To:
Vernessa L. Davis-Tharpe
341 Chesterfield Avenue
Nashville, Tennessee 37212

JAMIE MOONEY
STATE OF TENNESSEE NOTARY PUBLIC
McNAIRY COUNTY