BILL GARRETT, Davidson County
Trans:T20140084772 DEEDWARR
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20141110-0103526

This Instrument Prepared By:
Bankers Title & Escrow Corp.
5107 Maryland Way, Ste. 115
Brentwood, TN 37027

DEED OF CORRECTION

WHEREAS, by General Warranty Deed of record in Instrument No. 20140902-0079747, Register's Office for Davidson County, Tennessee, MARTHA A. MANCINELLI AND ENRIQUE D. SCALA (the "GRANTOR") conveyed a certain tract of real property in Davidson County, Tennessee, to BRANDON J. ELKINS (the "GRANTEE").

WHEREAS, by inadvertence and mutual mistake, the legal description in the aforementioned deed unintentionally CONVEYED "Unit A" instead of "Unit B" and it erroneously stated the instrument number for the Declaration which resulted in two errors in the legal description of the property intended to be conveyed. The incorrect legal description is as follows:

Land in Davidson County, Tennessee, being Unit "A" North 17th Street Townhomes, a Horizontal Property Regime, with Limited Common Elements, Davidson County, Tennessee, and described in a Declaration of Covenants Conditions and Restrictions for North 17th Street Townhomes, a Horizontal Property Regime, with Limited Common Elements, of record in Instrument No. 20130903-0092539, Register's Office for Davidson County, Tennessee, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the units, property, co-owners, and tenants of North 17th Street Townhomes, a Horizontal Property Regime, with Limited Common Elements, contained in the said Declaration, the Plat filed as Exhibit "C" to said Declaration appearing in Instrument No. 20131009-0105890, and Bylaws appended thereto as Exhibit "B", said Register's Office, are incorporated hereby reference and made a part hereof the same as though copied herein for a more complete identification and description of said Unit.

Being a portion of the same property conveyed to Martha A. Mancinelli and Enrique D. Scala by deed from Luciano Scala of record in Instrument No. 20130327-0029830 Register's Office for Davidson County, Tennessee, dated March 26, 2013 and recorded on March 27, 2013.

WHEREAS, because of the error in the legal description it does not accurately describe the property the Grantee has purchased.

WHEREAS, the Grantee and Grantor have agreed to correct said errors;

NOW THEREFORE, the GRANTOR for the purpose of correcting said error and in consideration of the sum of $10.00 to them in hand paid, has bargained and sold and by these presents does bargain, sell, and convey unto GRANTEE, his 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 "B" North 17th Street Townhomes, a Horizontal Property Regime, with Limited Common Elements, Davidson County, Tennessee, and described in a Declaration of Covenants Conditions and Restrictions for North 17th Street Townhomes, a Horizontal Property Regime, with Limited Common Elements, of record in Instrument No. 20130903-0092539, Register's Office for Davidson County, Tennessee, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the units, property, co-owners, and tenants of North 17th Street Townhomes, a Horizontal Property Regime, with Limited Common Elements, contained in the said Declaration, the Plat filed as Exhibit "C" to said Declaration appearing in Instrument No. 20130903-0092539, and Bylaws appended thereto as Exhibit "B", said Register's Office, are incorporated hereby reference and made a part hereof the same as though copied herein for a more complete identification and description of said Unit.

Being a portion of the same property conveyed to Martha A. Mancinelli and Enrique D. Scala by deed from Luciano Scala of record in Instrument No. 20130327-0029830 Register's Office for Davidson County, Tennessee, dated March 26, 2013 and recorded on March 27, 2013.

TO HAVE AND TO HOLD said land, together with all the privileges and appurtenances thereunto belonging to the said GRANTEE, their heirs and assigns, in fee simple forever, and the said GRANTORS do hereby re-affirm and ratify all covenants and warranties and stipulations made and provided in said deed of record in instrument number 20140902-0079747, Register's Office for said County.

IN WITNESS THEREOF the parties have executed this instrument as of this 1st day of November, 2014.

GRANTOR:

Martha A. Mancinelli

Enrique D. Scala by Luciano H. Scala Attorney in fact

Enrique D. Scala

GRANTEE:

Brandon J. Elkins

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public of said county and state **Martha A. Mancinelli,** the within named bargainor(s), with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at Office, this 3rd day of November, 2014.

Notary Public

SAMUEL F. ANDERSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My commission expires: 10/18/16

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public of said county and state **Luciano Scala,** with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument on behalf of Enrique D. Scala, as his Attorney in Fact, as the free act and deed of the within named Enrique D. Scala.

Witness my hand, at Office, this 3rd day of November, 2014.

Notary Public

SAMUEL F. ANDERSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My commission expires: 10/18/16

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public of said county and state **Brandon J. Elkins,** the within named bargainor(s), with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at Office, this 2nd day of November, 2014.

Notary Public

SAMUEL F. ANDERSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My commission expires: 10/18/16

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual value or consideration, whichever is greater, for this transfer is greater) is $-0-.

AFFIANT

Sworn to and subscribed before me this the 3rd day of November, 2014.

NOTARY PUBLIC

KIM MURRAY STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

My Commission Expires: 3/25/18