DEED OF CORRECTION

FROM: JAMES L. MCINTOSH, JR.	)	**THIS INSTRUMENT PREPARED BY:**
	)	**MICHAEL J. PHILBIN, P.C.**
	)	**2021 RICHARD JONES ROAD, STE 220**
GRANTOR	)	**NASHVILLE, TENNESSEE 37215**
	)	
	)	
TO: NANCY ELIZABETH LEACH	)	
	)	
	)	
GRANTEE	)	

BILL GARRETT, Davidson County
Trans:T20150007522 DEEDWARR
Recvd: 01/30/15 10:28 3 pgs
Fees:17.00 Taxes:0.00
20150130-0008912

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
NANCY ELIZABETH LEACH	New Owner	**02606007000**
(NAME) **2514 BLAIR BLVD**	**(NAME)**	
(ADDRESS) **NASHVILLE, TN 37212**	**(ADDRESS)**	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

This Deed of Correction is made on this 23rd day of January, 2015, by and between James L. McIntosh, Jr., hereinafter referred to as "Grantor" and Nancy Elizabeth Leach, hereinafter referred to as "Grantee".

This Deed of Correction has been prepared for the purpose of amending a prior Quitclaim Deed ("Prior Quitclaim Deed") naming Nancy Elizabeth Leach, as Grantee, said Prior Quitclaim Deed having been recorded in as Book 6890, page 182 Register's Office for Davidson County, Tennessee.

This Deed of Correction is for the express purpose of correcting any misimpression that may have been created by usage in the original Quitclaim Deed of the phrase "for the express purpose of creating a tenancy in the entirety." The intention of the original Quitclaim Deed, and the express purpose of the Deed of Correction, was and is to dissolve a tenancy in common that existed between Grantor and Grantee and vest full ownership of the subject property in Grantee, Nancy Elizabeth Leach.

NOW, THEREFORE, in consideration of the premises, the Grantor, James L. McIntosh, Jr., does hereby bargain, sell and convey into the Grantee, Nancy Elizabeth Leach her successors and assigns, certain real property situated in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 41 on the Plan of Re-Subdivision of Windsor Green, Phase I, Section II, Lots 27-48, as of record in Book 6200, page 233, Register's Office for Davidson County, Tennessee.

SAID Lot No. 41 fronts 30 feet on the easterly margin of Cheshire Court and extends back between parallel lines 97.50 feet to a dead Line in the rear measuring 30 feet thereon.

Being the same property conveyed to James L. McIntosh, Jr. and Nancy Elizabeth Leach by deed from Randall Phillips Builders, Inc., of record in Book 6721 page 468, Register's Office for Davidson County, Tennessee.

Said Property has an address of: 130 Cheshire Court, Goodlettsville, TN 37072

This conveyance is made subject to all matters affecting this property that may be shown on any applicable recorded Plan, all existing restrictions, setback lines and easements of record.

TO HAVE AND TO HOLD said tract or parcel of land with the appurtenances, hereditaments, estate, title, and interest thereto belonging to Grantee, her successor and assigns, forever. Grantor covenants that, subject to the matters set forth above, it is lawfully seized and possessed of said land in fee simple, and has a good right to convey it, and that same is unencumbered.

Grantor further covenants and binds itself and its successors and assigns to warrant and forever defend the title to said land to Grantee, her successors and assigns, against the lawful claims of all persons whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF the Grantor has caused this Deed of Correction to be executed by its duly authorized representative and Grantee has likewise executed this Deed of Correction on this 21st day of January, 2015.

James L. McIntosh, Jr.

Nancy Elizabeth Leach

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, James L. McIntosh, Jr., the within named bargainor, 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 and official seal this 21st day of January, 2015.

TONYA B. CHERRY
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires SEPT. 18, 2017

Commission Expiration Date:_____

Notary Public

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Nancy Elizabeth Leach, the within named bargainor, 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 and official seal this 23 day of January, 2015.

KEVIN D. MONTGOMERY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV 3, 2015

Commission Expiration Date:_____

Notary Public

STATE OF TENNESSEE §
COUNTY OF DAVIDSON §

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

Affiant

Subscribed and sworn to before me, this 23rd day of January, 2015.

Commission Expiration Date: _____

Notary Public

TONYA B. CHERRY
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

My Commission Expires SEPT. 18, 2017

Please Record and Return To:
SIGNATURE TITLE SERVICES, LLC
1517 Hunt Club Blvd.
Ste 200
Gallatin, TN 37066