BILL GARRETT, Davidson County
Trans:T20160029609 DEEDQC
Recvd: 04/12/16 11:03 3 pgs
Fees:17.00 Taxes:0.00
20160412-0034930

This instrument prepared by:
Smith.Sholar.Milliken.PLLC
1164 Nashville Pike
Gallatin, TN 37066

THIS INSTRUMENT WAS PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES WITHOUT COUNSEL OR ADVICE AS TO LEGAL CONSEQUENCES OR TAX RELATED MATTERS. NO TITLE EXAMINATION OR SETTLEMENT HAS BEEN PERFORMED AND SMITH.SHOLAR.MILLIKEN.PLLC. SHALL NOT BE RESPONSIBLE FOR ANY MATTER THAT COULD HAVE BEEN RESOLVED BY A TITLE EXAMINATION, SETTLEMENT, OR LEGAL AND/OR TAX RELATED COUNSEL. *ATTN: THIS TRANSFER COULD VOID THE OWNER'S TITLE POLICY THAT YOU HAVE FOR THE SUBJECT PROPERTY.*

CORRECTIVE QUITCLAIM DEED

Address New Owner(s) as follows:	Send Tax Bills To:	Map Parcel Numbers
(NAME) Jacob Husari	(NAME) SAME AS NEW OWNER	73-13-394
(STREET ADDRESS) 1401 Gallatin Road	(STREET ADDRESS)	
(CITY) (STATE) (ZIP) Nashville, TN 37206	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee and other good and valuable consideration accepted as cash, the receipt and sufficiency of which is hereby acknowledged **Farah Dabit,** Grantor, does hereby quitclaim and convey unto **Jacob Husari**, the Grantee herein, its successors, heirs and assigns, all of Grantor's right, title and interest in and to the following described real property in Davidson County, Tennessee, as follows:

See attached Exhibit "A"

Being the same property conveyed from Farah Dabit to Jacks Market 1401 Gallatin Road., Nashville, TN 37206 of record in Instrument No. 200703020025952, Register's Office for Davidson County, Tennessee and Deed of Correction from Farah Dabit to Jacob Husari and Jeries Husari of record in Instrument No. 201508030076583, Register's Office for Davidson County, Tennessee. However, said Deed of Correction was executed by Tommy Dabit as Attorney In Fact for Farah Dabit by virtue of an expired Power of Attorney of record in Instrument No. 200703020025951, Register's Office for Davidson County, Tennessee. Jeries Husari subsequently conveyed his interest in said property to Jacob Husari by Quitclaim Deed of record in Instrument No. 201512040122357, Register's Office for Davidson County, Tennessee. Due to the foregoing Farah Dabit now executes this instrument to convey any and all interest in subject property to Jacob Husari.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ 0.00

Subscribed and sworn to before me this the 30th day of March, 2016.

Affiant

My commission expires: 3/27/18
(Affix Seal)

Notary Public

MICHAEL T. MOSER
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

Witness my hand this 30th day of March, 2016.

FARAH DABIT

Farah Dabit

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 30th day of March, 2016, before me personally appeared Farah Dabit, to me known to be the person (s) described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be his/her/free act and deed.

Witness my hand and official seal this 30th day of March, 2016.

MICHAEL T. MOSER
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

My Commission Expires: 3/27/18

Exhibit "A"

TRACT 1:
LAND in Davidson County, Tennessee, being part of Lots Nos. 1 and 2 on the plan of A.H. Robinson's Subdivision of Lots Nos. 28, 29 and part of Lot No. 30 of the Brownsville Addition, the plan of which is of record in Book 57, page 1, Register's Office for said County, and described as follows:

BEGINNING on the north margin of Straightway Avenue, formerly Main Street, at a point 90 feet east of the east margin of Gallatin Pike; running thence east with the north margin of Straightway Avenue, 50 feet to a point which is on a line with the west margin of an alley now open on the south side of said Avenue, if said alley were extended; thence northwardly 115 feet parallel with the Gallatin Pike, to a point in the south line of James Hollins lot; thence with his line, west 50 feet to appoint; thence southwardly parallel with the Gallatin Pike 115 feet to Straightway Avenue to the point of beginning.

Also a triangular strip of land lying immediately east of the above described property and being part of Lot No. 1 of A.H. Robinson's Subdivision, the plan of which is of record in Book 57, page 1, Register's Office for said county, and is described as follows:

BEGINNING on the northerly margin of Straightway Avenue, formerly Main Street, 140 feet east of the northeast corner of Gallatin Pike and Straightway Avenue, being the southeast corner of the lot conveyed to Atlantic Ice and Coal Co. by deed from H.G. Hill Realty Company of record in Book 670, page 645, Register's Office for said County; thence easterly along the northerly margin of Straightway Avenue 10 feet to a point; thence at right angles northerly and a straight line to the easterly margin of lot conveyed to Atlantic Ice and Coal Co. by deed from H.G. Realty Co. 42 feet, more or less; thence southwesterly, along the easterly margin of said lot, 42 feet, more or less, to the point of beginning.

TRACT II;
A tract of land in the 11th formerly the 18th Civil District of Davidson County, being a part of Lots 1 and 2 in A.H. Robinson Subdivision of part of Brownsville, a plan of which Subdivision is of record in Book 57, page 1, of the Register's Office for said County, and is particularly described as beginning a t appoint on the east side of Gallatin Turnpike, at its intersection with the north margin of Straightway Avenue, formerly Main Street, running thence eastwardly along the northerly margin of Straightway Avenue 90 feet, more or less, to a point in the southwest corner of a 50 foot lot heretofore sold by H.G. Hill Company to the Atlantic Ice and Coal Company on April 22, 1985; thence northwardly parallel with the Gallatin Pike 115 feet to a point in the northwest corner of the said 50 foot lot heretofore sold; thence westwardly parallel with Straightway Avenue 90 feet, more or less, to the east margin of the Gallatin Pike; thence southwardly with the east margin of said Pike 115 feet to the point of beginning.