This Instrument Prepared By:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

Send Tax Bills To:
New Owner

New Owner is:
Beverly K. Carmichael
2801 Valley Road
Nashville, TN 37215

Map and Parcel:
117030R00200CO

BILL GARRETT, Davidson County
Trans:T20160033421 DEEDWARR
Recvd: 04/22/16 15:28 4 pgs
Fees:22.00 Taxes:0.00
20160422-0039535

STATE OF TENNESSEE
COUNTY OF DAVIDSON

MAXIMUM PRINCIPAL INDEBTEDNESS FOR TENNESSEE RECORDING TAX PURPOSES IS $ -0- DOLLARS.

Affiant

Subscribed and sworn to before me this the 22nd day of April, 2016.

Notary Public

My commission expires: 10-7-19

ALISON RODGERS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

DEED OF CORRECTION
WARRANTY DEED

WHEREAS, a Warranty Deed conveying the within described property from **CAR Investments, a Tennessee General Partnership** (Grantor) to **Beverly K. Carmichael, an unmarried woman** (Grantee) has previously been executed and put of record in **Instrument No. 20151005-0100876, in the Register's Office for Davidson County, Tennessee**, and

WHEREAS, the said Warranty Deed was deficient or contained errors in the legal description.

NOW, THEREFORE, for and in the consideration of One and no/100 Dollars ($1.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged **CAR Investments, a Tennessee General Partnership** (Grantor), has bargained and sold, and by these presents does transfer and convey unto **Beverly K. Carmichael, an unmarried woman** (Grantee), her heirs and assigns, that certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to-wit:

Land in Davidson County, Tennessee, being Unit No. D on the Plan of Cottages At White Oak, a Horizontal Property Regime With Private Elements of record in the Exhibits of the Declaration of Covenants, Conditions, and 20150107-0001625, as amended in 20150107-0001626, and 20150827-00866716, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being part of the same property conveyed to CAR Investments, a Tennessee General Partnership by Quitclaim Deed from Robert Kincaid of record in Instrument No. 20141002-0091127, in the Register's Office for Davidson County, Tennessee, dated September 30, 2014 and recorded on October 2, 2014.

This conveyance is subject to:

- Taxes for the year 2015 and subsequent.
- Matters shown on the Plan of record as Instrument Number 20070629-0078045 and Book 1835, Page 109, as amended in Book 2105, Page 252, Register's Office of Davidson County, Tennessee.
- Covenants, Conditions, Restrictions of record in Instrument Number 20150107-0001625, as amended in 20150107-0001626, and 20150827-00866716, Register's Office for Davidson County, Tennessee.
- Easement granted to City of Nashville of record in Book 3531, Page 600, in the Register's Office for Davidson County, Tennessee.
- Restrictions of record in Book 2031, Page 143 and Book 2032, page 379, as amended in Book 2739, Page 233, in the Register's Office for Davidson County, Tennessee.
- Any and all existing easements and restrictions as shown of record not stated herein.

This is improved property known as: 2801 Valley Road, Nashville, Tennessee 37215.

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, successors 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 successors 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 our hands this the 22nd day of April, 2016.

GRANTOR:

CAR INVESTMENTS,
A TENNESSEE GENERAL PARTNERSHIP

By: _____
Robert Kincaid, Partner

By: _____
Colleen Johnson, Partner

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a notary public in and for said county and state, personally appeared **Robert Kincaid**, to me known (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself to be a Partner of CAR Investments, the within named bargainor, a Tennessee General Partnership, and that he as such Partner, being authorized so to do, executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 22nd day of April, 2016.

Megan Paulus
Notary Public

My Commission Expires: 8/20/19



STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a notary public in and for said county and state, personally appeared **Colleen Johnson**, to me known (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged herself to be a Partner of CAR Investments, the within named bargainor, a Tennessee General Partnership, and that she as such Partner, being authorized so to do, executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 22nd day of April, 2016.

Megan Paulus
Notary Public

My Commission Expires: 8/20/19



Witness my hand this the 22nd day of April, 2016.

GRANTEE:

Beverly K. Carmichael

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Beverly K. Carmichael**, 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 the 22nd day of April, 2016.

Notary Public

My Commission Expires: 10-7-19

ALISON RODGERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY