Davidson County DEEDQC
Recvd: 02/28/17 14:27 4 pgs
Fees:22.00 Taxes:0.00
20170228-0019888

This instrument prepared by:
Leila H. Hansen, Esq.
9041 South Pecos Road #3900
Henderson, NV 89074

20153080942370

CORRECTIVE QUITCLAIM DEED

TITLE OF DOCUMENT

ADDRESS NEW OWNER AS FOLLOWS:	MAIL TAX STATEMENT TO:	MAP PARCEL NUMBERS:
Cecilia D. Meador	Cecilia D. Meador	Map/Parcel:
4125 Andrew Jackson Parkway	4125 Andrew Jackson Parkway	Map: 086.00; Parcel: 165.00
Hermitage, TN 37076	Hermitage, TN 37076	

FOR AND IN CONSIDERATION of ONE AND NO/100 DOLLAR ($1.00), cash in hand paid by the grantee, the receipt and sufficiency of which is hereby acknowledged, **Cecilia D. Meador, a married woman** by these presents do hereby quitclaim and convey unto the said **Cecilia D. Meador, Trustee, UDT, Cecilia D. Meador Trust, dated February 18, 2013, as to an undivided one-half (1/2) interest**, Grantees herein, their successors and assigns, all their right, title and interest in and to the following certain real estate in **Davidson** County, **Tennessee**, described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

The express purpose of this conveyance is to correct previously recorded deed.

This is unimproved ( ) property known as 4125 Andrew Jackson Parkway, Hermitage, Tennessee 37076
Improved ( )

This Deed is to correct the "Legal Description" that was recorded on that certain Deed recorded March 15, 2013 at Doc. No.: 20130315-0026016

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.

Record 1st
When Recorded Return to:
Indecomm Global Services
As Recording Agent Only
1260 Energy Lane
St. Paul, MN 55108
80618006

N20161223717869

53-502 S1002511S1

I RAGHU NAIR, do hereby make oath that I am the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Minnesota

County of Ramsey

Personally appeared before me, Rora Lee, a notary public for this county and state, Raghu Nair, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Signature

RORA LEE
Notary Public-Minnesota
My Commission Expires Jan 31, 2022

My Commission Expires: January 31, 2022

(3) All electronic documents eligible for registration pursuant to this subsection are validly registered when accepted for recording by the county register. Electronic documents registered by county registers prior to July 1, 2007 shall be considered validly registered with or without the certification provided in subdivision (2).

Witness our hand this 27TH day of DEC, 2016, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Cecilia D. Meador

ACKNOWLEDGMENT

STATE OF TN)

COUNTY OF DAVIDSON) ss

Personally appeared before me, MARK GROLL, a Notary Public in and for said County and State, **Cecilia D. Meador** the within named bargainor, individual(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Given under my hand and official seal of office at HERMITAGE, TN this 27TH day of DEC, A.D., 2016.

NOTARY STAMP/SEAL

MARK GROLL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-10-2019

NOTARY PUBLIC

Notary Commission Expires: 3/10/19

AFFIDAVIT OF VALUE

STATE OF TN)
COUNTY OF DAVIDSON)

I, or we, hereby swear or affirm that to the best of affiants knowledge, Information, and belief, the actual consideration or value whichever is greater, for this transfer is $0.00 recordation tax code 67-4-409(a)(4).

Subscribed and sworn to before me this the 27TH day of DEC, 2016.

(Affix Seal)

Affiant

Notary Public

My Commission Expires: 3/10/19

MARK GROLL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-10-2019

N20161229177869

EXHIBIT "A"
LEGAL DESCRIPTION

THE LAND REFERRED TO HEREIN IS DESCRIBED AS FOLLOWS:

ALL THAT CERTAIN TRACT OR PARCEL OF LAND IN THE 4TH CIVIL DISTRICT OF DAVIDSON COUNTY, TENNESSEE, DESCRIBED ACCORDING TO A SURVEYMADE BY HICKERSON & HICKERSON, ENGINEERS, OCTOBER 9, 1964, AND REVISED FEBRUARY 10, 1965, AS FOLLOWS:

BEGINNING AT AN IRON PIN ON THE EASTERLY MARGIN OF OLD HICKORY BOULEVARD AT THE NORTHEAST CORNER OF THE PROPERTY CONVEYED TO WILLIAM ROBERT HUGHES AND WIFE, BY DEED FROM THELMA C. BAKER, OF RECORD IN BOOK 3826, PAGE 862, REGISTER'S OFFICE FOR SAID COUNTY; THENCE WITH THE EASTERLY MARGIN OF SAID BOULEVARD AROUND A CURVE HAVING A RADIUS OF 1244.68 FEET IN A NORTHWESTERLY DIRECTION 200 FEET TO AN IRON PIN; THENCE NORTH 76 DEGREES 35 MINUTES EAST 767.5 FEET TO AN IRON PIN ON THE WESTERLY RIGHT-OF-WAY LINE OF THE TENNESSEE CENTRAL RAILROAD; THENCE WITH SAME SOUTH 39 DEGREES 20 MINUTES WEST 567.4 FEET TO AN IRON PIN AT SAID HUGHES NORTHEAST CORNER; THENCE WITH SAID HUGHES NORTHERN BOUNDARY LINE NORTH 80 DEGREES 50 MINUTES WEST 394.4 FEET TO THE BEGINNING.

LESS AND EXCEPT:

A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, TENNESSEE AND DESCRIBED ACCORDING TO A BOUNDARY SURVEY BY ROBYN JO HAMILL, TENNESSEE REGISTERED LAND SURVEYOR NO. 1770, DATED JUNE 17, 2005, AS FOLLOWS:

BEGINNING AT A SET 1/2 INCH IRON ROD STAMPED RLS#1770, SAID IRON ROD BEING LOCATED SOUTH 43 DEGREES 58 MINUTES 48 SECONDS WEST, 414.28 FEET FROM A FOUND IRON PIPE AT THE COMMON EASTERLY CORNER OF THE CHARLES W. MEADOR AND WIFE, CECILIA D. MEADOR PROPERTY, AS OF RECORD IN BOOK 9380, PAGE 193, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE AND THE UNITY CENTER FOR POSITIVE LIVING, INC. PROPERTY, AS OF RECORD IN INSTRUMENT NO. 200111200127071, IN SAID REGISTER'S OFFICE;

THENCE, SOUTH 43 DEGREES 58 MINUTES 48 SECONDS WEST, 153.12 FEET, TO A SET 1/2 INCH IRON ROD STAMPED RLS#1770, SAID IRON ROD BEING LOCATED AT THE SOUTHEASTERLY CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE, WITH THE SOUTHERLY LINE OF THE HEREIN DESCRIBED TRACT, NORTH 75 DEGREES 17 MINUTES 16 SECONDS EAST, 393.55 FEET, TO A POINT AT A SET X-CUT IN WALK, IN THE EASTERLY MARGIN OF ANDREW JACKSON PARKWAY (60 FOOT R/W);

THENCE, WITH THE EASTERLY MARGIN OF ANDREW JACKSON PARKWAY, NORTHWARDLY ALONG A CURVE, 79.81 FEET TO A SET X-CUT IN WALK;

THENCE, WITH THE FOLLOWING CALLS;

SOUTH 84 DEGREES 52 MINUTES 24 SECONDS EAST 204.71 FEET TO A SET 1/2 INCH IRON ROD STAMPED RLS #1770; SOUTH 46 DEGREES 05 MINUTES 52 SECONDS EAST 41.60 FEET TO A SET 1/2 INCH IRON ROD STAMPED RLS #1770; SOUTH 84 DEGREES 52 MINUTES 24 SECONDS EAST 344.50 FEET TO THE POINT OF BEGINNING.

Being the same property conveyed to Cecilia D. Meador, Trustee, UDT, Cecilia D. Meador Trust, dated February 18, 2013, as to an undivided one-half (1/2) interest by Deed from Cecilia D. Meador of record in Document No. 20130315-0026016, said Register's Office.

+U06188749+
1658 1/27/2017 80618006/1

N20161227865