BILL GARRETT, Davidson County
Trans:T20170033156 DEEDWARR
Recvd: 04/20/17 08:25 2 pgs
Fees:12.00 Taxes:0.00
20170420-0038584

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, THIS THE 18th DAY OF APRIL, 2017

NOTARY PUBLIC

My Commission expires: 3-16-2018

MELODY M. JENKINS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires MAR. 6, 2018

THIS INSTRUMENT PREPARED BY:
Robert L. Scruggs, Attorney
2021 Richard Jones Road, Suite 220
Nashville, Tennessee 37215

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS
Jessica Sellers	SAME	Map 131-3-V
(NAME)	(NAME)	
1826 Shackleford Road		Parcel 1.00 CO
(ADDRESS)	(ADDRESS)	
Nashville, TN 37215		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Deed of Correction

Whereas, **Cadence Construciton, LLC, a Tennessee limited liabidlity company**, executed a Warranty Deed dated the 15th day of March , 2017, as Instrument No. 20170315-0025465, Register's Office for Davidson County, Tennessee; and

Whereas, the said Warranty Deed incorrectly described the property being conveyed to Grantees known as Jessica Sellers and William W. Sellers, wife and husband;

Now, Therefore, the parties hereto wish to correct the Warranty Deed to read as follows:

For and in Consideration of the sum of $1.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, I

Cadence Construction, LLC, a Tennessee limited liability company

hereinafter called the **GRANTOR**, have bargained and sold, and by these presents do transfer and convey unto

Jessica Sellers and William W. Sellers, wife and husband

hereinafter called the **GRANTEES**, its successors and assigns, a certain tract or parcel of land, situated in Davidson County, Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit A as shown on Exhibit "C" in the Declaration of Covenants, Conditions and Restrictions for Homes at 1826 Shackleford, a Horizontal Property Regime with Private Elements pursuant to Tennessee Code Annotated Section 66-27-103(b), et seq., of record as Instrument 20160107-0001620, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate legal description

Being a part of the same property conveyed to Cadence Constructions, LLC, a Tennessee limited liability company, by QuitClaim Deed from Joseph C. Heithcock, filed for record on February 17, 2017 as Instrument No. 20170217-0016489, Register's Office for Davidson County, Tennessee. Being the same property conveyed to Joseph C. Heithcock by deed, filed for record on January 7, 2016 as Instrument No. 20160107-0001618, said Register's Office.

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, forever. We covenant with 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 set out herein. 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 13th day of April, 2017.

Cadence Construction, LLC

By: _____
William Wiggs Thompson, IV, President

ACKNOWLEDGMENT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a notary public in and for said County and State, personally appeared, **William Wiggs Thompson, IV**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the **President of Cadence Construction, LLC**, (the "Company") the within named bargainor, a Tennessee limited liability company, and that as such President, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the Company by himself as President.

Witness my hand and official seal this the **13th day of April, 2017.**

_____
NOTARY PUBLIC

My Commission Expires: _____

