BILL GARRETT, Davidson County
Trans:T20170033156 DEEDQC
Recvd: 04/20/17 08:27 3 pgs
Fees:17.00 Taxes:0.00
20170420-0038585

This Instrument Prepared By and Returned To:
Robert L. Scruggs, Attorney
2021 Richard Jones Road, Suite 220
Nashville, Tennessee 37215

Address New Owners:	Send Tax Bills To:	Map/Parcel Numbers:
Cadence Construction, LLC. **P.O. Box 95** **Thompson Station, TN 37179**	**Same**	**Map 131-3-V** **Parcel 2.00 CO**

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that we, **Jessica Sellers and William W. Sellers, (Grantors)** do hereby quitclaim and by these presents do transfer and convey all of our right, title and interest unto **Cadence Construction, LLC, a Tennessee limited liability company, (Grantee)** their heirs and assigns, in and to the following tract of land in **Davidson County, Tennessee**, described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit B 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 the same property conveyed to Jessica Sellers and William W. Sellers by Warranty Deed from Cadence Constructions, LLC, a Tennessee limited liability company, filed for record on March 15, 2017, as Instrument No. 20170315-0025465, Register's Office for Davidson County, Tennessee.

This is improved property known as: 4118 Lone Oak Road, Nashville, TN 37215

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

The purpose of this instrument is to correct the Warranty Deed in Instrument No. 20170315-0025465, Register's Office for Davidson County, Tennessee, which through inadvertence conveyed Unit B instead of Unit A. A Deed of Correction has also been filed to correct this mistake which has been filed as Instrument No. 20170420-0038584, Register's Office for Davidson County, Tennessee.

IN WITNESS WHEREOF, I have hereunto set my hand on this the 18th day of April, 2017.

Jessica Sellers

William W. Sellers

Witness my hand this 18th day of April, 2017.

Jessica Sellers

William W. Sellers

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, of said County, **Jessica Sellers**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 18th day of April, 2017.

Commission expires: 3-6-2018

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

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, of said County, **William W. Sellers**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and acknowledged that she executed the within instrument for the purposes therein contained.

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Commission expires: 3-6-2018

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DAVIDSON COUNTY
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STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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DAVIDSON COUNTY
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STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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Witness my hand and official seal at Nashville, Tennessee this 18th day of April, 2017.

My Commission Expires: 3-6-2018

Notary

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $0.00.

(Affiant)

Subscribed and sworn to before me, this 18th day of April, 2017.

NOTARY PUBLIC

My Commission Expires: 3-6-2018

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