BILL GARRETT, Davidson County
Trans:T20170046388 DEEDWARRSP
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Fees:17.00 Taxes:0.00
20170601-0054379

Prepared By and Returnable to:
Bone McAllester Norton PLLC (jfs)
511 Union Street, Suite 1600
Nashville City Center
Nashville, Tennessee 37219

DEED OF CORRECTION

THIS DEED OF CORRECTION, made and effective as of this 14th day of April, 2017 ("Effective Date"), by and between The Poston At The Park, LLC ("Grantor"), a Tennessee limited liability company, and Jon M. Johnson and wife Linda H. Johnson ("Grantee").

WITNESSETH:

WHEREAS, by Special Warranty dated and recorded April 7, 2017 as Instrument No. 20170407-0034460, in the Register's Office for Davidson County, Tennessee (the "Deed"), Grantor conveyed the real estate which is hereinafter more particularly described to Grantee; and

WHEREAS, the Parties desire to correct and reform the Deed in order to clear up any confusion surrounding the location of the parking spaces and storage unit which Grantee has a right to use.

NOW, THEREFORE, in consideration of the sum of ten dollars ($10.00), and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the Deed is hereby corrected and reformed to provide that The Poston At The Park, LLC does hereby grant and convey unto Jon M. Johnson and wife Linda H. Johnson, as Grantee the following described property ("Property"):

> Land in Davidson County, Tennessee, being Unit No 105, as established by the Master Deed of The Poston At The Park Condominiums of record in Instrument No. 20151209-0124008, Amendment to Master Deed of record in Instrument No. 20151215-0126061, and Second Amendment to Master Deed of record in Instrument No. 20170330-0031250, Register's Office for Davidson County, Tennessee, said Units being depicted on the Site Plan attached as Exhibit C to the aforementioned Master Deed, to all of which reference is hereby made for a more complete description, together with an undivided percentage interest in the Common Elements allocated to said unit and with special rights to use certain Common Elements designated as Limited Common Elements including certain parking spaces numbered 303A and 303B, and Storage Unit No. 4 on P2 Lower Level Garage as set forth in said Master Deed.
>
> Being a portion of the same property conveyed to The Poston At The Park, LLC by deed of record in Instrument No. 20150313-0021745, said Register's Office.

This is improved property known as 3000 Poston Avenue, Unit 105, Nashville, Tennessee 37203. The address is believed to be accurate but such address is not part of the legal description. In the event of any discrepancy, the legal description herein shall control.

WITNESS my hand as of the day and year first above written.

THE POSTON AT THE PARK, LLC,
a Tennessee limited liability company

By: _____
Joe A. Owen, Manager

STATE OF TENNESSEE)
)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public for the State and County aforesaid, Joe A. Owen, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Manager of The Poston At The Park, LLC, the maker, and is duly authorized by the maker to execute this instrument on behalf of the maker.

WITNESS my hand and seal at office this 14th day of April, 2017.

_____
NOTARY PUBLIC

My Commission Expires: 3/6/18

JACK F. STRINGHAM II
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

[Signature page continues on next page]

[Signature page of Grantee]

WITNESS our hands as of the day and year first above written.

Jon M. Johnson

Linda H. Johnson

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public for the State and County aforesaid, Jon M. Johnson and Linda H. Johnson, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office this 31st day of May, 2017.

NOTARY PUBLIC

JACK F. STRINGHAM II
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 3/6/18

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

I hereby swear or affirm that the actual consideration or value, whichever is greater, for this transaction is $0.00. Conveyance tax previously paid in Instrument No. 20170407-0034460, Register's Office for Davidson County, Tennessee.

Affiant

WITNESS my hand and seal at office this 31st day of May, 2017.

Sheryl L. Sanders
NOTARY PUBLIC

My Commission Expires: 9-11-2017

SHERRYL L. SANDERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires SEPT. 11, 2017