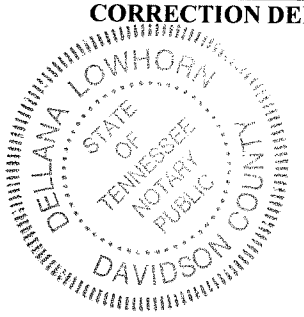
CORRECTION DEED



STATE OF
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11 DAY OF January 2018.

Notary Public

MY COMMISSION EXPIRES: 3-8-2021
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
COMMERCE TITLE & ESCROW, LLC, 513 3RD AVE S, NASHVILLE, TN 37210

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Beech Avenue, LLC	same	1051000-004.00CO
(NAME)	(NAME)	
2011 Beech Ave		
(ADDRESS)	(ADDRESS)	
Nashville TN 37204		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Bill Garrett Davidson County
Batch# 50151 DEEDWARR
01/22/2018 04:12:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20180122-0006589

WHEREAS, by Warranty Deed dated December 21, 2017, of record as Instrument No. 20171221-0130114, Register's Office for Davidson County, Tennessee, Beech Avenue, LLC conveyed certain property to Wade Baker, et ux described as follows:

Land in Davidson County, Tennessee being part of Lot No. 107, as shown on the Map entitled Waverly Place, of record in Book 57, page 95, in the Register's Office for Davidson County, Tennessee. Said part of lot No. 107 being at the intersection of beech A venue and a 20 foot alley, running thence southwardly with the westerly margin of said Beech Avenue 60 feet to a point; thence westwardly across said Lo No, l 07 and parallel with the north boundary line of said Lot No. 107 to a point in the west boundary line of said Lot No. 107; thence northwardly with said west boundary line to its intersection with said north boundary line 60 feet; thence eastwardly with the north boundary line 60 feet, thence eastwardly with the north boundary line and with the southerly margin of said alley, 172.2 feet, more or less, to the place of beginning.

WHEREAS, the above referenced conveyance to Wade Baker et ux intended to only convey Unit 5, of that certain Declaration of Covenants, Conditions and Restrictions for Beech Avenue Lofts, of record as Instrument No. 20160519-0050358, Register's Office for Davidson County, Tennessee, instead of the entire parent parcel.

Conveyance

For and in consideration of the sum of One Dollar, cash in hand paid by the hereinafter named Beech Avenue, LLC, Wade Baker, and wife Michele Baker, hereby convey to Beech Avenue, LLC the following property in Davidson County, Tennessee described as follows:

Land in Davidson County, Tennessee being part of Lot No. 107, as shown on the Map entitled Waverly Place, of record in Book 57, page 95, in the Register's Office for Davidson County, Tennessee. Said part of lot No. 107 being at the intersection of beech A venue and a 20 foot alley, running thence southwardly with the westerly margin of said Beech Avenue 60 feet to a point; thence westwardly across said Lo No, l 07 and parallel with the north boundary line of said Lot No. 107 to a point in the west boundary line of said Lot No. 107; thence northwardly with said west boundary line to its intersection with said north boundary line 60 feet; thence eastwardly with the north boundary line 60 feet, thence eastwardly with the north boundary line and with the southerly margin of said alley, 172.2 feet, more or less, to the place of beginning.

LESS AND EXCEPT THE FOLLOWING:

Being Unit No. 5 of that certain Declaration of Covenants, Conditions and Restrictions for Beech Avenue Lofts, of record as Instrument No. 20160519-0050358, Register's Office for Davidson County, Tennessee.

Being a portion of the same property conveyed to Wade Baker et ux by Warranty Deed from Beech Avenue, LLC, of record as Instrument No. 20171221-0130114, Register's Office for Davidson County, Tennessee.

THIS DOCMENT IS BEING EXECUTED AND RECORDED TO CORRECT THE ERRONEOUS CONVEYANCES DESCRIBED HEREIN

WITNESS OUR HAND AND SEALS THIS 15 DAY OF JANUARY 2018.

WADE BAKER

MICHELE BAKER

Beech Avenue, LLC

By: John A. Bell, Jr.
Its: Authorized Agent

STATE OF TN
COUNTY OF _____

Personally appeared before me, the undersigned authority, in and for said County and State, appeared Wade Baker. and wife Michele Baker, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that they, executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 15 day of January 2018.

Notary Public
My Commission Expires: 3-8-2021

DELIANA LOWHORN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned authority. in and for said County and State, appeared. John A Bell Jr, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged himself to be the Authorized Agent of Beech Avenue, LLC, and he as such Authorized Agent being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of Beech Avenue, LLC, by himself as Authorized Agent.

Witness my hand and official seal at Nashville, Tennessee, this 15 day of January, 2018.

Notary Public
My Commission Expires: 3-8-2021

DELIANA LOWHORN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

True Copy Certification

I, Dellana Lowhorn, do hereby make an oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

STATE OF TN
COUNTY OF Davidson

Personally appeared before me, S Thompson, a notary public for this county and state, Dellana Lowhorn, who acknowledged that this certification of an electronic document is true and correct and whose signature I have witnessed.

STATE OF TENNESSEE NOTARY PUBLIC
S THOMPSON
ROBERTSON COUNTY

Notary's Signature

My Commission Expires: 12.03.19