This Instrument Prepared By:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

New Owner is:
Jonathon Cole Melcher
4425 Westlawn Drive C207
Nashville, TN 37209

Send Tax Bills To:
New Owner

Map and Parcel
103-8-0-A 53 CO

Bill Garrett Davidson County
Batch# 79188 **DEEDQC**
04/10/2018 11:45:01 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20180410-0033695

STATE OF TENNESSEE
COUNTY OF DAVIDSON

MAXIMUM PRINCIPAL INDEBTEDNESS FOR TENNESSEE RECORDING TAX PURPOSES IS $ -0- DOLLARS.

Affiant

Subscribed and sworn to before me this 10th day of April, 2018.

Notary Public

My commission expires: _____

KARA L. WALL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-18-2018

DEED OF CORRECTION

QUITCLAIM DEED

WHEREAS, a Quitclaim Deed conveying the within described property from **Katy Lea Beres**, has previously been executed and put of record in **Instrument No. 20131015-0107806**, Register's Office of Davidson County, and

WHEREAS, the said Quitclaim Deed was deficient or contained errors in the legal description.

NOW, THEREFORE, for and in the consideration of One and no /100 Dollars ($1.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged **Katy Lea Beres and Husband, Jonathon Cole Melcher** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **Katy Lea Beres and Husband, Jonathon Cole Melcher** hereinafter referred to as Grantees, their heirs, successors and assigns, that certain tract or parcel of land in Davidson County, State of Tennessee, Map & Parcel No. 103-8-0-A 53 CO, described as follows to-wit:

Land in Davidson County, Tennessee, being Unit No. C-207 on the Plan of West Lawn Green, of record in Book 5200, page(s) 20 through 24, inclusive, said Register's Office, to which reference is hereby made for a more complete description.

Being the same property conveyed to Katy Lea Beres by Warranty Deed from Powell- Floyd Properties, LLC of record in Instrument No. 20061222-0158657 Register's Office for Davidson County, Tennessee, dated November 30, 2006 and recorded on December 22, 2006.

Being the same property conveyed to Jonathon Cole Melcher (as to a 1/2 interest) by Quitclaim Deed from Katy Lea Beres of record in Instrument No. 20131015-0107806 Register's Office for Davidson County, Tennessee, dated October 15, 2013 and recorded on October 15, 2013.

This is **improved** property known as: **4425 Westlawn Drive Unit C207, Nashville, TN 37209**.

Witness our hands this 6 day of April, 2018.

Katy Lea Beres

Jonathon Cole Melcher

STATE OF TN)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Katy Lea Beres**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 6 day of April, 2018.

Notary Public

My Commission Expires: 1/6/2020

CHARLES SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 01-06-2020

STATE OF TN)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Jonathon Cole Melcher**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 6 day of April, 2018.

Notary Public

My Commission Expires: 1/6/2020

CHARLES SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 01-06-2020