THIS INSTRUMENT PREPARED BY:
JOHN T. COOK, ESQ.
2927 Berry Hill Drive
Nashville, Tennessee 37204
30770-3

Bill Garrett Davidson County
Batch# 86326 DEEDWARR
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Fees: $22.00 Taxes: $0.00
20180430-0040517

INSTRUMENT OF CORRECTION

WHEREAS, by a Warranty Deed of record as Instrument No. 20180312-0022834, Register's Office for Davidson County, Tennessee, **GODDARD CONSTRUCTION COMPANY, LLC**, a Tennessee limited liability company ("Grantor") conveyed to **PRANIT CHOTAI and wife, SILKY CHOTAI** (collectively "Grantee") that certain real property as described therein, and

WHEREAS, through error and inadvertence the description of the property as contained in the said Warranty Deed is incorrect in that it unintentionally described the old underlying description of the parcel upon which the actual property was developed, rather than the newly developed **Unit A** in the Horizontal Property regime known as **6221 New York Avenue** Commons which was intended to be conveyed, and

WHEREAS, the parties to the said Warranty Deed wish to correct said error and inadvertence.

NOW, THEREFORE, for and in consideration of the premises and for the consideration expressed in the said Warranty Deed of record as Instrument No. 20180312-0022834, Register's Office for Davidson County, Tennessee, the parties hereto agree that the description of the property in the said Warranty Deed is hereby stricken, and in lieu thereof is substituted the following:

LAND in Davidson County, Tennessee, being **Unit A**, together with the limited common elements which are designated for the exclusive use of Unit A, as shown on the Plat attached as Exhibit "A" to the Declaration of Covenants, Conditions and Restrictions for 6221 New York Avenue Commons, a Horizontal Property Regime with Private Elements recorded as Instrument No. 20170629-0065720, Register's Office for Davidson County, Tennessee, as amended by First Amendment to the Declaration recorded as Instrument No. 20180307-0021371, said Register's Office.

BEING part of the same property conveyed to Goddard Construction Company, LLC, a Tennessee limited liability company by Warranty Deed, dated November 21, 2016, from Eddie Vanderpool and Frances Leonard Vanderpool, husband and wife, of record in Instrument No. 20161122-0123293, and further being part of the same property conveyed to Goddard Construction Company, LLC, a Tennessee limited liability company by Quitclaim Deed, dated June 20,2017, from Eddie Vanderpool and Frances Leonard Vanderpool, husband and wife, of record in Instrument No. 20170623-0063558, Register's Office for Davidson County, Tennessee; and further being part of the same property conveyed to Goddard Construction Company, LLC, a Tennessee limited liability company by Quitclaim Deed, dated June 29,2017, of record in Instrument No. 20170629-0065719, and further being part of the same property conveyed to Goddard Construction Company, LLC, a Tennessee limited liability company by Quitclaim Deed, dated March 6, 2018 of record in Instrument No. 20180307-0021370, Register's Office for Davidson County, Tennessee.

ADDITIONALLY, for and in consideration of the premises and for the consideration expressed in the said Warranty Deed of record as Instrument No. 20180312-0022834, Register's Office for Davidson County, Tennessee, the Grantee hereby conveys, transfers and quitclaims back to the Grantor the following described property, to wit:

LAND in Davidson County, Tennessee, being **Unit B**, together with the limited common elements which are designated for the exclusive use of Unit B, together with all general common elements, as shown on the Plat attached as Exhibit "A" to the Declaration of Covenants, Conditions and Restrictions for 6221 New York Avenue Commons, a Horizontal Property Regime with Private Elements recorded as Instrument No. 20170629-0065720, Register's Office for Davidson County, Tennessee, as amended by First Amendment to the Declaration recorded as Instrument No. 20180307-0021371, said Register's Office.

BEING part of the same property conveyed to Pranit Chotai and Slky Chotai by deed from Goddard Construction Company, LLC, a Tennessee limited liability company of record as Instrument No. 20180312-0022834, said Register's Office.

It is further agreed that all other terms and provisions of the said Warranty Deed appearing as Instrument No. 20180312-0022834, Register's Office for Davidson County, Tennessee, shall remain the same.

This 27 th day of April, 2018.

Pranit Chotai

Silky Chotai

Goddard Construction Company, LLC
a Tennessee limited liability company

By: _____
Preston Goddard, Managing Member

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public, within and for the State and County aforesaid, personally appeared **Pranit Chotai**, the 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 at Nashville, Tennessee, this 27th day of April, 2018.

Lori Bivens
Notary Public

My Commission Expires: 09/10/2018

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public, within and for the State and County aforesaid, personally appeared **Silky Chotai**, the 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 at Nashville, Tennessee, this 27th day of April, 2018.

Lori Bivens
Notary Public

My Commission Expires: 09/10/2018

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public, within and for the State and County aforesaid, personally appeared **Preston Goddard,** 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 **Managing Member of Goddard Construction Company, LLC, a Tennessee limited liability company,** the within named bargainor, and that he as such Managing Member, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing for and in behalf of the limited liability company by **himself** as such **Managing Member.**

Witness my hand and official seal at office at Nashville, Tennessee, on this 30th day of April, 2018.

DEBORAH WEBSTER STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

Deborah Webster
Notary Public

My Commission Expires: 6-29-2020

I, John T. Cook, do hereby make oath that I am a licensed attorney and the custodian of the electronic Version of the attached document tendered for Registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

John T. Cook

State of Tennessee
County of Davidson

JEFFREY S. BENZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Personally appeared before me, Jeffrey S. Benz, a notary public for this county and state, John T. Cook, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Jeffrey S. Benz, Notary Public

My commission expires: July 6, 2019