Karen Y Johnson Davidson County
Batch# 146350 DEEDWARR
09/28/2018 09:58:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20180928-0096223

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $0.00. Tax paid with recording of Instrument No. 20180214-0014506

Affiant

Subscribed and sworn to before me, this 26th day of September, 2018.

Stacey Denson Palmer
Notary Public

My commission expires:

STACEY DENSON PALMER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY Commission Expires NOV. 5, 2018

THIS INSTRUMENT WAS PREPARED BY
SIGNATURE TITLE SERVICES, LLC
4751 TROUSDALE DRIVE, STE 111
NASHVILLE, TN 37220

CORRECTION WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Andrew Rolley **Jenna Rolley**	Andrew Rolley Jenna Rolley	**11915006400**
3100 Southlake Drive	5617 Highland Way	
Nashville, TN 37211	Nashville, TN 37211	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

Ginger Marie Greer Bess, Caroyl Marie Baucom, Donna Elaine Blackmore Pardue-Arms, Raymond Tyree Blackmore, and Thomas Earl Blackmore

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Andrew Rolley and Jenna Rolley, husband and wife

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

TRACT 1: Land in Davidson County, Tennessee, being more particularly described as follows: Beginning in the NE corner of Lot 56 of Southlake Subdivision, Section II, recorded in Plat Bok 2083, Page 84, Register's Office of Davidson County, Tennessee, thence South 86 deg. 43 min. East 29 feet to a point 150.75 feet from the west margin of Mavert Drive; thence South 2 deg. 13 min. West 102 feet to a point, being 150.7 feet west of Mavert Drive; thence North 87 deg. 47 min. West 29 feet to a point in the rear line of Lot 56; thence North 2 deg. 13 min. East 102 feet to the point of beginning.

Being the same property conveyed to J. Everett Martin and wife, Sara B. Martin, by deed from Albert E. Perrenoud dated 7/11/75 of record in Book 4931, Page 474, Register's Office of Davidson County, Tennessee. J. Everett Martin died on 10/4/98 leaving Sara B. Martin as surviving tenant by the entirety. Sara B. Martin died intestate on 4/30/17 leaving Grantors herein as her heirs at law. Reference made to Affidavits of Heirship Re Sara B. Martin recorded in Instrument No. 20180213-0014353, and Instrument No. 20180213-0014354, said Register's Office. Ashley Green executes ths instrument on behalf of Caroyl Marie Baucom, Donna Elaine Blackmore Pardue-Arms, Raymond Tyree Blackmore, Ginger Marie Greer Bess, and Thomas Earl Blackmore pursuant to Specific Durable Powers of Attorney recorded in Instrument No. 20180213-0014355, 20180213-0014356, 20180213-0014357, 20180213-0014358 and 20180213-0014359, said Register's Office.

TRACT 2: Land in Davidson County, Tennessee, being Lot No. 56 on the Map of Section II, Southlake Subdivision, of record in Book 2083, Page 84, Register's Office for said County.

Being the same property conveyed to J. Everett Martin and wife, Sara B. Martin, by deed from Vernon E. Martin and wife, Millie M. Martin dated 1/266/59 of record in Book 2875, Page 215, Register's Office of Davidson County, Tennessee. J. Everett Martin died on 10/4/98 leaving Sara B. Martin as surviving tenant by the entirety. Sara B. Martin died intestate on 4/30/17 leaving Grantors herein as her heirs at law. Reference made to Affidavits of Heirship Re Sara B. Martin recorded in Instrument No. 20180213-0014353, and Instrument No. 20180213-0014354, said Register's Office. Ashley Green executes ths instrument on behalf of Caroyl Marie Baucom, Donna Elaine Blackmore Pardue-Arms, Raymond Tyree Blackmore, Ginger Marie Greer Bess, and Thomas Earl Blackmore pursuant to Specific Durable Powers of Attorney recorded in Instrument No. 20180213-0014355, 20180213-0014356, 20180213-0014357, 20180213-0014358 and 20180213-0014359, said Register's Office.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

All easements, restrictive covenants and conditions, and other matters of record, including items set out on any applicable plat of record.

This instrument is being executed in order to correct the warranty deed of record in Instrument No. 20180214-0014506, in which Tract 2 herein was inadvertently omitted.

This is improved (__X__) unimproved (_____) property known as 3100 Southlake Drive, Nashville, TN 37211.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Ginger Marie Greer Bess by Attorney Fact Ashley Green Date: 9/26/18
Ginger Marie Greer Bess, by her attorney in Ashley Green

Caroyl Marie Baucom by Attorney in Fact Ashley Green Date: 9/26/18
Caroyl Marie Baucom, by her attorney in Ashley Green

Donna Elaine Blackmore Pardue-Arms by Attorney in Fact Ashley Green Date: 9/26/18
Donna Elaine Blackmore Pardue-Arms, by her attorney in Ashley Green

Raymond Tyree Blackmore by Attorney in Fact Ashley Green Date: 9/26/18
Raymond Tyree Blackmore, by his attorney in Ashley Green

Thomas Earl Blackmore by Attorney in Fact Ashley Green Date: 9/26/18
Thomas Earl Blackmore, by his attorney in Ashley Green

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public of said County and State, personally appeared Ashley Green, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who upon oath, acknowledged that she executed the foregoing instrument for the purposes therein contained and who further acknowledged that she is the Attorney in fact for Ginger Marie Greer Bess, Caroyl Marie Baucom, Donna Elaine Blackmore Pardue-Arms, Raymond Tyree Blackmore, and Thomas Earl Blackmore the within named Grantor(s), and that she is authorized to execute this instrument on their behalf as their attorney in fact.

Witness my hand, at office, this 26th day of ~~February~~ September, 2018.

J. ANDREW WILEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

NOTARY PUBLIC

My Commission Expires: NOV 0 8 2021

True Copy Certification

I, Jamie Ivey, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration therewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Jamie Ivey
Signature

State of Tennessee
County of Williamson

Personally appeared before me, William S. Corley, a notary public for this county and state, Jamie Ivey, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 06/29/2021

WILLIAM S CORLEY
STATE OF TENNESSEE NOTARY PUBLIC
MARSHALL COUNTY