This instrument prepared by:
Sherrard Roe Voigt & Harbison, PLC (CMC)
150 Third Avenue, South, Suite 1100
Nashville, Tennessee 37201

Karen Y Johnson Davidson County
Batch# 148463 DEEDQC
10/03/2018 09:40:00 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20181003-0098073

DEED OF CORRECTION

Address New Owner:	Send Tax Bills To:	Map/Parcel Number:
119 Second Avenue Partnership 2 4535 Harding Pike, Suite 309 Nashville, TN 37205	Same	93-6-4-50.00

WHEREAS, by Quitclaim Deed dated March 31, 2016, of record at Instrument Number 201604190037775, Register's Office for Davidson County, Tennessee, (the "Prior Deed"), 119 Second Avenue, LLC (the "Grantor") did convey to 119 Second Avenue Partnership 2 (the "Grantee"), certain real property located in the County of Davidson, State of Tennessee (the "Property"); and

WHEREAS, the name of the Grantor was incorrectly written; and

WHEREAS, the correct name of the Grantor is 119 Second Avenue Partnership; and

WHEREAS, the parties desire to clarify the Prior Deed to reflect the proper transfer of interest in the Property from 119 Second Avenue Partnership.

NOW, THEREFORE, for and in consideration of the premises, the undersigned, have conveyed, remised, released and quitclaimed and by these presents, 119 Second Avenue Partnership does transfer and convey, unto 119 Second Avenue Partnership 2, a certain tract or parcel of land in Davidson County, State of Tennessee, described on Exhibit A attached hereto and incorporated herein by reference, and any improvements thereon.

THIS DEED IS MADE TO CORRECT the Prior Deed, it having been the intention of the parties by such Prior Deed to convey the property herein described from 119 Second Avenue Partnership.

IN WITNESS WHEREOF, the undersigned, Grantor has executed this instrument as of the ~~30th~~ 2nd day of ~~September~~ October, 2018.

GRANTOR:

119 Second Avenue Partnership,
a Tennessee general partnership

By: _____

Title: Managing Partner

CHERYL W MARTIN
STATE OF TENNESSEE NOTARY PUBLIC
CHEATHAM COUNTY

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, Cheryl W. Martin, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Douglas Hirt, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged him/herself to be the Managing Partner of 119 Second Avenue Partnership, a Tennessee general partnership, the within named bargainor, and that he/she as such Managing Partner, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the general partnership by him/herself as Managing Partner.

Witness my hand and seal at office in Nashville, Tennessee, this 26th day of September, 2018.

_____
Notary Public

My Commission Expires: 11-5-2018

STATE OF TENNESSEE)
DAVIDSON COUNTY)

No transfer tax is due pursuant to T.C.A. § 67-4-409(a)(3)(A).

_____
Affiant

Subscribed and sworn to before me this 2nd day of ~~September~~ October, 2018.

_____
Notary Public

My commission expires: 05-03-2021

SALLY CROSBY MARTIN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-3-2021

EXHIBIT A

PROPERTY DESCRIPTION

Land in Davidson County, Tennessee, being part of Lot No. 2 on first plan of Davidson Academy Lots, not of record, described as follows:

Beginning on the westerly margin of 2nd Avenue South, formerly Market Street, at a point 200 feet south of the southerly margin of Broadway, formerly Broad Street; thence with said avenue, southerly 50 feet, more or less, to the northeast corner of the property conveyed to Edward Culbert et al, by deed from William Culbert, of record in Book 512, page 194, Register's Office for said county; thence at right angles towards Third Avenue South, 109 feet, more or less, to a stake; thence at right angles toward Broadway, 50 feet; thence at right angles, eastwardly 109 feet, more or less, to the beginning.

Being the same property conveyed to LEON MAY and wife, MIMSYE S. MAY from JIMMIE L. COX by deed of record in Book 5686, page 690, dated November 30, 1980, said Register's Office. LEON MAY and wife, MIMSYE S. MAY further conveyed said property to their four children, MELANIE M. HURT, JACOB MAY, FRANK C. MAY and DEBORAH WOLFMAN in equal shares, by Quitclaim Deed of record in Book 7438, page 753, dated December 29, 1987, said Register's Office. JACOB MAY further conveyed his one-fourth (1/4) undivided interest to THE LEON COMPANY by deed of record in Book 8094, page 647, said Register's Office.. Said property was further conveyed to 119 SECOND AVENUE, LLC, from THE LEON COMPANY, MELANIE M. HURT, JACOB MAY, FRANK C. MAY and DEBORAH WOLFMAN by Quitclaim Deed of record in Book 11280, page 781, dated January 4, 1999, said Register's Office. 119 SECOND AVENUE, LLC subsequently became known as 119 SECOND AVENUE PARTNERSHIP pursuant to Certificate of Merger of record as Instrument No. 19991229-0308697, said Register's Office. 119 Second Avenue, LLC further conveyed said property to 119 SECOND AVENUE PARTNERSHIP 2, A TENNESSEE GENERAL PARTNERSHIP by Quitclaim Deed of record as Instrument No. 20160419-0037775, said Register's Office.