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

Send Tax Bills To:
New Owner

New Owner is:
1242 Property Solutions
1906 Glen Echo Road Unit 158664
Nashville, TN 37215

Map and Parcel
134-00-0-158.00

Karen Johnson Davidson County
Batch# 184925 DEEDWARR
01/17/2019 10:37:26 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20190117-0004954

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

MAXIMUM PRINCIPAL INDEBTEDNESS FOR TENNESSEE RECORDING TAX PURPOSES IS $ -0- DOLLARS. TAXES WERE PAID ON THE WARRANTY DEED FILED November 7th, 2018 OF RECORD IN INSTRUMENT NO. 20181107-0110441 DAVIDSON COUNTY, TENNESSEE.

Affiant

Subscribed and sworn to before me this 15th day of January 2019.

Notary Public

DAVID GARRAMONE
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

My commission expires: 5/5/2020

My Commission Expires May 5, 2020

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DEED OF CORRECTION

WARRANTY DEED

WHEREAS, a Warranty Deed conveying the within described property to1242 Property Solutions, LLC, a Tennessee Limited Liability Company, has previously been executed on November 2nd, 2018 and filed November 7th, 2018 of record in Instrument No. 20181107-0110441, Register's Office of Davidson County, and

WHEREAS, the said Warranty Deed was deficient in that the legal description in incorrect.

NOW, THEREFORE, For 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 we, Archie Frank Potts.,, hereinafter called the Grantor, have bargained and sold, and by these presents transfer and convey unto the said 1242 Property Solutions, LLC, a Tennessee Limited Liability Company, hereinafter referred to as Grantee, their heirs and assigns, that a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to-wit:

Being a tract of land lying in Nashville, Davidson County, Tennessee and being more particularly described as follows:
Beginning at an existing iron rod at the intersection of the southerly right-of-way line of Eisenhower Drive, 50 feet in width and the westerly right-of-way line of Interstate 24, width varies;
Thence with the westerly right-of-way line of Interstate 24, South 7 deg 57 min 29 sec West, 163.62 feet to an iron rod set on the northerly right-of-way line of Harding Place, width varies;
Thence with the northerly right of Harding Place for the following calls:

- South 54 deg 16 min 04 sec West, 34.80 feet to an existing concrete monument
- South 63 deg 20 min 19 sec West, 300.89 feet to an existing concrete monument

South 69 deg 09 min 47 sec West, 75.90 feet to an iron rod set at a corner common with the property conveyed to Souvanthong Louangaphay of record in Instrument Number 20010405-0033239 in the Register's Office for Davidson County, Tennessee;
Thence leaving the northerly right-of-way line of Harding Place with the easterly line of the property conveyed to aforesaid Louangaphay, North 19 deg 49 min 10 sec West, 103.41 feet to an iron rod set on the easterly line of Reseved Parcel B on the Plan of Kenilworth Estates, Section Four of record in Book 3300, Page 36 in said Register's Office;
Thence with the easterly line of Reserved Parcel B, North 06 deg 24 min 43 sec East, 29.58 feet to a point on the southerly right-of-way line of said Eisenhower Drive;
Thence with the southerly right-of-way line of Eisenhower Drive for the following calls:

- North 67 deg 20 min 57 sec East, 307.67 feet
- with a curve to the left having a radius of 380.09 feet, a curve length of 171.88 feet and a chord bearing and distance of North 54 deg 23 min 38 sec East, 170.42 feet to the point of beginning; containing 53,996 square feet or 1.239 acres more or less;

Archie F. Potts JAN 15, 2019

Archie Frank Potts

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

Witness my hand and official seal, this the 15th day of JANUARY, 2019.

D Garramone

Notary Public
My Commission Expires: 5/5/2020

(SEAL)



My Commission Expires May 5, 2020