Karen Johnson Davidson County
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Fees: $12.00 Taxes: $0.00
20190501-0040158

This Instrument Was Prepared By:
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7101 Executive Center Drive, Ste, 151
Brentwood, TN 37027

INSTRUMENT OF CORRECTION OF DEED

WHEREAS, by a deed of record in Instrument No. 20181207-0119623, Register's Office for Davidson County, Tennessee, March Developments, LLC, ("Grantor") conveyed a certain tract of land in Davidson County, Tennessee, to Jared R. Mayo, a single man ("Grantee"); and

WHEREAS, by inadvertence and mutual mistake, said deed contained an incorrect legal description in error.

WHEREAS, the Grantee has requested the Grantor to correct said error and said Grantor has agreed to do so.

NOW, THEREFORE, the Grantor, March Developments, LLC, for the purpose of correcting said error and in consideration of the sum of Ten and No/100 ($10.00) Dollars cash in hand paid the receipt and sufficiency of which is hereby acknowledged, has bargained and sold and by these presents does transfer and convey unto the said Grantee, Jared R. Mayo, a single man, his heirs and assigns, a certain tract of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Unit 1700A established by the Declaration of Covenants, Conditions and Restrictions for Homes at 1700 & 1702 Simpkins Street, a Horizontal Property Regime with Private Elements of record as Instrument 20180509-0044432 and amended at Instrument 20180530-0051226 and Instrument 20181119-0113670, Register's Office for Davidson County, Tennessee, together with an undivided percentage interest in the common areas/elements appurtenant to said Unit and as set forth in the Declaration, reference to which is hereby made for a more completed and detailed description and the rights and obligations of the Declarant and the Unit Owners, and the By-Laws of the Association of Owners.

Being a part of the same property conveyed to March Developments, LLC by Warranty Deed dated 03/02/2018 from Delphia M. Lindsay, Executrix of the Estate of Henry E. Lindsay and Timothy E. Lindsay, devisee under the Last Will and Testament of Henry E. Lindsay, Jr., of record in Instrument 201803130023571, Register's Office for Davidson County, Tennessee.

AND

Being a part of the same property conveyed to March Developments, LLC by Warranty Deed dated 04/24/2018 from Michael B. Lindsay of record in Instrument 201805020041667, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD said land, together with all of the appurtenances, estate, title and interest thereto belonging to said Grantee, successors and assigns, in fee simple forever, and Grantor does hereby reaffirm and ratify all covenants, warranties and stipulations made and provided on said deed of record in Instrument No. 20180628-0062811, Register's Office for Davidson County, Tennessee, and the entire contents thereof except for the incorrect description, as fully and effectively as if the entire instrument is accordingly incorporated herein by reference.

IN WITNESS WHEREOF, the said parties hereto have hereunto set their signatures on this the 29 day of April, 2019.

March Developments, LLC

By: _____
Thomas Pearson, Manager

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Thomas Pearson, with whom I am personally acquainted and who upon his oath acknowledged himself to be the Manager of March Developments, LLC, the within named bargainor, a limited liability company, and that he as such Manager being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the company by the said Thomas Pearson, as such Manager.

Witness my hand and official seal at office at Brentwood, Tennessee, on this the 29 day of April, ~~2018~~ 2019 jda

_____
Notary Public

My commission expires 10/3/21

