DEED OF CORRECTION Karen Johnson Davidson County Batch# 238700 DEEDQC 06/04/2019 02:54:30 PM 4 pgs Fees: $22.00 Taxes: $0.00 20190604-0053312	STATE OF TENNESSEE COUNTY OF DAVIDSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS ZERO DOLLARS AND NO CENTS ($0.00). Affiant SUBSCRIBED AND SWORN BEFORE ME THIS 3 DAY OF JUNE, 2019. Notary Public My Commission Expires: _____ GROVER C. COLLINS TENNESSEE NOTARY PUBLIC My Comm Exp. 09-07-2021 COUNTY OF DAVIDSON

This Instrument Prepared By:
Grover Christopher Collins, Collins Legal, PLC
414 Union Street, Suite 1110, Nashville, TN 37219

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP – PARCEL NUMBERS
BENJAMIN DANG	**BENJAMIN DANG**	**081-15-0 567.00**
(NAME) **516 Wheatfield Way**	(NAME) **516 Wheatfield Way**	
(ADDRESS) **Nashville, Tennessee 37209**	(ADDRESS) **Nashville, Tennessee 37209**	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

DEED OF CORRECTION

THIS DEED OF CORRECTION, made and entered into this 3 day of JUNE, 2019, by and between **The Le and Jacky Dang** ("Grantors") and **Benjamin Dang and Leena Dang** ("Grantees");

WITNESSETH:

WHEREAS, on February 9, 2017, for and in consideration of the sum Ten Dollars and No Cents ($10.00), cash in hand paid by the Grantees, by Quitclaim Deed dated and recorded on February 2, 2017 as Instrument No. 20170209-0013915 recorded in the Register's Office for Davidson County, Tennessee, the undersigned Grantors, **THE LE AND JACKY DANG**, intended to bargain, sale, and quitclaim to the Grantees, **BENJAMIN DANG AND LEENA DANG**, the real estate which is hereinafter more particularly described and having an address of 1818 Jefferson Street, Nashville, Tennessee; and

WHEREAS, question has now been raised as to the accuracy of the description of the real estate contained in the Deed; and

WHEREAS, the parties hereto now desire to correct and reform the Deed in order to remove any question as to the description of the real estate intended to be conveyed by the Deed.

NOW THEREFORE, the Grantors, in and for the considerations expressed in the above-mentioned Quitclaim Deed paid by the Grantees, the receipt and sufficiency of which are acknowledged and confessed, grants, sells, conveys, and otherwise transfers, unto the Grantees, the following described property:

This is unimproved property located at **1818 Jefferson Street, Nashville, TN 37208.**

Being Lot No. 10 in the Subdivision of two acres, and four poles of ground owned by Mrs. Jane Gillian, at the time of her death, now in the 3rd Ward of the City of Nashville, located on the north side of Jefferson Street, the same was formerly in the 13th Civil District of said County, a plan of which subdivision is of record in Book 2, Page 9, Chancery Court at Nashville.

Said Lot fronts 29 feet on the northerly margin of Jefferson Street, and runs back 194 feet on the easterly line and 195.7 feet on the westerly line to a 10-foot alley.

INCLUDED in the above description, BUT SPECIFICALLY EXCLUDED from this conveyance is the following tract:

Being a part of Lot No. 10 in the Subdivision of Two Acres and Four Poles of ground owned by Mrs. Jane S. Gilliam at the time of her death, now in the 3rd Ward of record in Book 406, Page 429, Register's Office for Davidson County, Tennessee. Said corner also being the northeasterly corner of Lot No. 1 on the Map of John L. Brown's Subdivision, as of record in Book 21, page 136, Register's Office for Davidson County, Tennessee; thence with the common line between said tracts of land, South 17 deg. 48' 37" East 66.73 feet to a point; thence North 81 deg. 03' 58" East 49.80 feet to a point on the common line of said Crutcher tract and a certain tract of land conveyed to Frank Flowers and wife, as of record in Book 1278, Page 148, Register's Office for Davidson County, Tennessee; thence with the common line between the last two mentioned tracts of land North 8 deg. 27' 36" West 65.95 feet to a point in the southerly margin of an alley; said point being the common corner between the last two said tracts; thence with the southerly margin of said alley, South 81 deg. 03' 17" West 60.65 feet to the point of beginning.

Being the same property conveyed to Benjamin Dang by Quitclaim Deed dated March 12, 2015, from The Metropolitan Government of Nashville and Davidson County, Tennessee, as Instrument No. 20150312-0021048 recorded in the Register's Office of Davidson County, Tennessee to which reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to The Le and Jacky Dang by Quitclaim Deed dated February 2, 2017, from Benjamin Dang as Instrument No. 20170202-0011424 recorded in the Register's Office of Davidson County, Tennessee.

Being the same property conveyed to Benjamin Dang and Leena Dang by Quitclaim Deed dated February 9, 2017, from The Le and Jacky Dang as Instrument No. 20170209-0013915 recorded in the Register's Office of Davidson County, Tennessee.

The subject property is quitclaimed to such limitations, restrictions, and encumbrances as may affect the premises.

The Grantees execute this Deed of Correction for the purpose of consenting to the reformation of the Deed and agrees that the real estate herein described is the real estate intended to be conveyed by the Deed.

IN WITNESS WHEREOF, this instrument has been executed this 3 day of June, 2019.

GRANTORS:

The Le

Jacky Dang

GRANTEES:

Benjamin Dang

Leena Dang

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, The Le, with whom I am personally acquainted or who provided identification, and who upon oath executed the foregoing instrument for the purposes contained therein.

WITNESS my hand and seal this 3 day of June, 2019.

My Commission expires: _____

GROVER C COLLINS TENNESSEE NOTARY PUBLIC My Comm Exp. 09-07-2021 COUNTY OF DAVIDSON

NOTARY PUBLIC

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Jacky Dang, with whom I am personally acquainted or who provided identification, and who upon oath executed the foregoing instrument for the purposes contained therein.

WITNESS my hand and seal this 3 day of June, 2019.

My Commission expires: _____

GROVER C COLLINS TENNESSEE NOTARY PUBLIC My Comm Exp. 09-07-2021 COUNTY OF DAVIDSON

NOTARY PUBLIC

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Benjamin Dang, with whom I am personally acquainted or who provided identification, and who upon oath executed the foregoing instrument for the purposes contained therein.

WITNESS my hand and seal this 3 day of June, 2019.

My Commission expires: _____

GROVER C COLLINS TENNESSEE NOTARY PUBLIC My Comm Exp. 09-07-2021 COUNTY OF DAVIDSON

NOTARY PUBLIC

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Leena Dang, with whom I am personally acquainted or who provided identification, and who upon oath executed the foregoing instrument for the purposes contained therein.

WITNESS my hand and seal this 3 day of June, 2019.

My Commission expires: _____

GROVER C COLLINS TENNESSEE NOTARY PUBLIC My Comm Exp. 09-07-2021 COUNTY OF DAVIDSON

NOTARY PUBLIC

True Copy Certification

I, Grover Collins, 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 herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee

County of Davidson

Personally appeared before me, Seth N. Cline, a notary public for this county and state, Grover Collins 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: MARCH 7, 2023
Notary's Seal (if on paper)

