DEED OF CORRECTION	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:

Karen Johnson Davidson County
Batch# 238700 DEEDQC
06/04/2019 02:54:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20190604-0053313

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**	**092-03-0 028.00**
(NAME)	(NAME)	
516 Wheatfield Way	**516 Wheatfield Way**	
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37209	**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 9, 2017 as Instrument No. 20170209-0013913 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 1820 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 property located at **1820 Jefferson Street, Nashville, TN 37208.**

Land in Davidson County, Tennessee, being part of Lot No. 1 and Lot No. 2, as shown on the map entitled John L. Brown's Subdivision in North Nashville, as shown on plat record in Plan Book 21, page 136, Register's Office for Davidson County, Tennessee, and more particularly described according to survey by Ernest Davis, Surveyor, dated May 30, 1985, as follows:

Beginning at an iron pin on the northerly margin of Jefferson Street (the southeast corner of the property herein described); thence North 19 degrees 45 minutes, East 129.15 feet to an ion pin in the Interstate Hwy, chain link fence; thence South 78 degrees 30 minutes West 75.0 feet to an iron pin; thence South 19 degrees 45 minutes East 129.05 feet to an iron pin the northerly right-of-way of Jefferson Street (the southwest corner of the property herein described); thence with the north right-of-way of Jefferson Street, North 78 degrees 30 minutes East 75.0 feet to the beginning to which reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Benjamin Dang and Leena Dang by Warranty Deed dated March 13, 2015, from ARZ Properties, LLC, a Tennessee limited liability company, as Instrument No. 20150313-0021784 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 and Leena Dang as Instrument No. 20170202-0011422 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 3, 2017, from Benjamin Dang and Leena Dang as Instrument No. 20170203-0011820 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 Benjamin Dang and Leena Dang by Quitclaim Deed dated February 9, 2017, from The Le and Jacky Dang as Instrument No. 20170209-0013913 recorded in the Register's Office of Davidson County, Tennessee.

The Legal description is the same as in the previous deeds of record.

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

201906040053313

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)

