Karen Johnson Davidson County
Batch# 324244 DEEDQC
12/04/2019 09:09:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20191204-0124807

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

Send Tax Bills To:
New Owner

New Owner is:
2928 Scott Avenue, LLC
1602 Eighth Avenue South, Ste. B
Nashville, TN 37203

Map and Parcel
072-07-0-189.00

STATE OF TENNESSEE
COUNTY OF DAVIDSON

MAXIMUM PRINCIPAL INDEBTEDNESS FOR TENNESSEE RECORDING TAX PURPOSES IS S -0- DOLLARS.

Affiant

Subscribed and sworn to before me this 2 day of December, 2019.

Notary Public

My commission expires: 03/07/2023

WILLIAM E. GRONES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

DEED OF CORRECTION

QUITCLAIM DEED

WHEREAS, a Quitclaim Deed conveying the within described property from **1602 Eighth Avenue, LLC, a Tennessee limited liability company**, was previously executed and put of record in **Instrument No. 20190402-0029750**, Register's Office of Davidson County, Tennessee, and

WHEREAS, the said Quitclaim Deed was deficient or contained an error in that the legal description is incorrect. Previous Deeds of record in Instrument Number 20170620-0062000 and 20000404-033611, said Register's Office also contain the incorrect legal description

NOW, THEREFORE, for and 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 and to hereby correct and replace the legal description of the property conveyed, **1602 Eighth Avenue, LLC, a Tennessee limited liability company**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **2928 Scott Avenue LLC, a Tennessee limited liability company**, hereinafter referred to as Grantee, its heirs and assigns, that certain tract or parcel of land in Davidson County, State of Tennessee, correctly described as follows to-wit:

Land in Davidson County, Tennessee, being lot No. 4 on the Re-Subdivision of Lot Nos. 2 and 4 of Steven Heights Subdivision of record in Book 4060, page 50, Register's Office for Davidson County, Tennessee.

The said Resubdivision Plat, attached hereto as Exhibit "A", having been recorded on 11/2/1967 and owner of record at that time, Hattie E. Stevens Long, having conveyed her partial interest in Lot 4 pursuant to said Resubdivision Plat, to Ross H. Calvert and wife, Rhonda B. Calvert, owners of record at

that time of Lot 2, by Warranty Deed dated 11/29/1967 and recorded 12/4/1967 in Book 4194, page 423, said Register's Office.

Witness our hands this 2 day of December, 2019.

GRANTOR:

1602 Eighth Avenue, LLC

BY: Cumberland Advisory Group, LLC (Sole Member)

By: Glenn Dukes, Member

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, Notary Public in and for said County and State, Glenn Dukes, Member of Cumberland Advisory Group, LLC, Sole Member of 1602 Eighth Avenue, LLC, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who acknowledged himself to be a Member of Cumberland Advisory Group, LLC, Sole Member of 1602 Eighth Avenue, LLC, the within named bargainor, a limited liability company, and that he as such Member of Cumberland Advisory Group, LLC, Sole Member of 1602 Eighth Avenue, LLC, executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 2 day of December, 2019.

Notary Public

WILLIAM E. GRONES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

GRANTEES:

2928 Scott Avenue, LLC

By: Glenn Dukes
Its: Authorized Agent

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, Notary Public in and for said County and State, **Glenn Dukes**, Authorized Agent of 2928 Scott Avenue, LLC, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who acknowledged himself to be the Authorized Agent of 2928 Scott Avenue, LLC, the within named bargainor, a limited liability company, and that he as such Authorized Agent of 2928 Scott Avenue, LLC, executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 2 day of December, 2019.

WILLIAM E. GRONES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Notary Public

True Copy Certification

I, Laura Mitchell, 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, JORDAN T. MYERS, a notary public for this county and state, Laura Mitchell 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: 01-06-2020
Notary' Seal (if on paper)

