This Instrument Prepared By:
Birthright Title, LLC
2800 N. Mt. Juliet Road
Mt. Juliet, TN 37122

Karen Johnson Davidson County
Batch# 364026 DEEDWARR
02/26/2020 03:59:30 PM 5 pgs
Fees: $27.00 Taxes: $0.00
20200226-0021574

# DEED OF CORRECTION AND QUITCLAIM DEED

WHEREAS, by Warranty Deed of record as **Instrument No. 20191226-0133201**, Register's Office for Davidson County, Tennessee, **Chris J. Hohl and Heidi M. Hohl, husband and wife and Jamie Monica Hohl, joint tenants with right of survivorship** (hereinafter "Grantor(s)") conveyed a certain real property of land in **Davidson** County, Tennessee, to **Socheata Kuch** (hereinafter "Grantee(s)").

WHEREAS, by inadvertence and mutual mistake, said deed contained an error in the legal description of the property intended to be conveyed which was described as follows:

TRACT I: LAND IN DAVIDSON COUNTY, TENNESSEE, BEING PART OF LOT NO. 52 ON THE ORIGINAL PLAN OF BROWNSVILLE, AS OF RECORD IN BOOK 21, PAGE 9, REGISTER'S OFFICE FOR SAID COUNTY. BEGINNING AT THE CENTER OF JOHNSON STREET AT THE NORTHWEST CORNER OF THE PROPERTY CONVEYED TO J. HOWARD SCOTT, BY DEED OF RECORD IN BOOK 530, PAGE 437, SAID REGISTER'S OFFICE; THENCE, WITH SCOTT'S NORTHERLY LINE EASTWARDLY 82.555 FEET, MORE OR LESS, TO THE SOUTHWEST CORNER OF THE L.T. LEWIS STREET; THENCE, NORTHWARDLY WITH THE WESTERLY LINE OF LEWIS LOT, 165.65 FEET TO A POINT 250 FEET, SOUTH OF THE CENTER LINE OF CARTER STREET; THENCE, WESTWARDLY 82.555 FEET, MORE OR LESS, TO THE CENTER OF JOHNSON STREET; THENCE, WITH SAID STREET, SOUTHWARDLY 165.65 FEET TO THE BEGINNING.

TRACT II: LAND IN DAVIDSON COUNTY. TENNESSEE, BEING PART OF LOT NO. 52 ON THE ORIGINAL PLAN OF BROWNSVILLE, AS OF RECORD IN BOOK 21, PAGE 9, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT IN THE SOUTHEAST CORNER OF THE EASTERLY PART OF SAID LOT NO. 52 CONVEYED TO LOUISE H. LAZENBY, DECEASED, OF RECORD IN BOOK 1469, PAGE 428, SAID REGISTER'S OFFICE; THENCE, WESTWARDLY 50 FEET TO A POINT; THENCE, NORTHWARDLY 100 FEET TO A POINT; THENCE, EASTWARDLY 50 FEET TO A POINT; THENCE, SOUTHWARDLY 100 FEET TO THE POINT OF BEGINNING.

Being the same property conveyed to Chris J. Hohl and Heidi M. Hohl, husband and wife by deed from Midori A. Lockett, an unmarried woman, dated 05/22/2015, of record in Instrument No. 20150526-0047952, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Chris J. Hohl and Heidi M. Hohl, husband and wife and Jamie Monica Hohl, joint tenants with right of survivorship, by deed from Chris J. Hohl and Heidi M. Hohl, husband and wife, dated August 16, 2018, and recorded as Instrument No. 20180821-0082687, Register's Office for Davidson County, Tennessee.

WHEREAS, the legal description failed to include any and all rights in and to Boat Slip 14 of the boat dock located at Brandywine Harbor Subdivision, which was intended to be conveyed;

WHEREAS, the Grantees and Grantor have agreed to correct said errors;

NOW THEREFORE, the said Grantor for the purpose of correcting said error and in consideration of the sum of $10.00 to them in hand paid, have bargained and sold and by these presents do bargain, sell, quitclaim and convey unto Grantees, their heirs successors and assigns, any and all interest in a certain boat slip in **Davidson** County, State of Tennessee, which is described as follows:

Land in Davidson County, Tennessee, being Unit B, as established by Declaration of Covenants, Conditions and Restrictions for Homes at 1201 Roberta Drive, a Horizontal Property Regime with Private Elements, a/k/a Unit B, Horizontal Property Regime 1201 Roberta Street, of record in Instrument Number 20190827-0086381, Register of Deeds Office for Davidson County, Tennessee, to which reference is hereby made for a more comprehensive legal description.

Being a portion of the property conveyed to Chris J. Hohl and Heidi M. Hohl, husband and wife and Jamie Monica Hohl, joint tenants with right of survivorship, by deed from Chris J. Hohl and Heidi M. Hohl, husband and wife, dated August 16, 2018, and recorded as Instrument No. 20180821-0082687, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD said land, together with all the privileges and appurtenances thereunto belonging to the said grantees, their heirs and assigns, in fee simple forever, and the said grantors do hereby re-affirm and ratify all covenants and warranties and stipulations made and provided in said deed of record in Book 1668, Page 920, Register's Office for said County.

IN WITNESS THEREOF the parties have executed this instrument as of this 16th day of Janvary, 2020.

**GRANTORS**

**Chris J. Hohl**

**Heidi M. Hohl**

Jamie Monica Hohl

**Jamie Monica Hohl**

**GRANTEE**

EXECUTED IN COUNTERPART

**Socheata Kuch**

STATE OF TN
COUNTY OF Wilson

Personally appeared before me, the undersigned, a Notary Public of said county and state, **Chris J. Hohl** 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 they executed the within instrument for the purposes therein contained.

Witness my hand, at Office, this 16th day of Janvary, 2020.

Notary Public
My commission expires: 4-22-23

JESSICA SPARNELL STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public of said county and state, **Heidi M. Hohl** 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 they executed the within instrument for the purposes therein contained.

Witness my hand, at Office, this 16th day of Janvary, 2020.

Notary Public
My commission expires: 4-22-23

JESSICA SPARNELL STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public of said county and state, **Jamie Monica Hohl** 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 they executed the within instrument for the purposes therein contained.

Witness my hand, at Office, this 16th day of Janvary, 2020.

Notary Public
My commission expires: 4-22-23

JESSICA SPARNELL STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

TO HAVE AND TO HOLD said land, together with all the privileges and appurtenances thereunto belonging to the said grantees, their heirs and assigns, in fee simple forever, and the said grantors do hereby re-affirm and ratify all covenants and warranties and stipulations made and provided in said deed of record in Book 1668, Page 920, Register's Office for said County.

IN WITNESS THEREOF the parties have executed this instrument as of this 20 day of Feb., 2020.

**GRANTORS**

EXECUTED IN COUNTERPART
**Chris J. Hohl**

EXECUTED IN COUNTERPART
**Heidi M. Hohl**

EXECUTED IN COUNTERPART
**Jamie Monica Hohl**

**GRANTEE**

Socheata Kuch
**Socheata Kuch**

STATE OF IN
COUNTY OF Davidson

Socheta Kuch

Personally appeared before me, the undersigned, a Notary Public of said county and state, ~~Chris J. Hohl~~ 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 they executed the within instrument for the purposes therein contained.

Witness my hand, at Office, this 20 day of Feb, 2020.

Regina V Sullo
Notary Public
My commission expires: 11-8-22

REGINA V SULLO
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 11-8-2022

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public of said county and state, **Heidi M. Hohl** 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 they executed the within instrument for the purposes therein contained.

Witness my hand, at Office, this _____ day of _____, 2020.

_____
Notary Public
My commission expires: _____

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public of said county and state, **Jamie Monica Hohl** 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 they executed the within instrument for the purposes therein contained.

Witness my hand, at Office, this _____ day of _____, 2020.

_____
Notary Public
My commission expires: _____

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public of said county and state, ~~Soohdata Kuch~~ Chris J. Flohl 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 they executed the within instrument for the purposes therein contained.

Witness my hand, at Office, this _____ day of _____, 2020.

_____
Notary Public
My commission expires: _____

STATE OF TENNESSEE
COUNTY OF WILSON

The actual value or consideration, whichever is greater, for this transfer is greater) is $-0-.

_____
AFFIANT

Sworn to and subscribed before me this the 21 day of Feb, 2020.

_____
NOTARY PUBLIC
My Commission Expires: 4-13-22

MORGAN O'NEILL
STATE OF TENNEESSEE NOTARY PUBLIC
WILSON COUNTY

# CERTIFICATE OF AUTHENTICITY

I, Morgan O'Neill, 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.

Attorney or Custodian

Birthright Title, LLC

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, the undersigned, a notary public in and for the aforesaid county and state, the within named, Morgan O'Neill, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Public

(SEAL)

My Commission Expires: 4/22/23

CELIA STEWART ROUSE
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY