Karen Johnson Davidson County
Batch# 411533 DEEDQC
06/08/2020 12:34:45 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20200608-0058547

Prepared by:
Bankers Title & Escrow Corp.
5107 Maryland Way, Ste. 115
Brentwood, TN 37027

QUITCLAIM DEED FOR CORRECTION OF ERROR

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NO:
LS-TG Home Fund, LLC 1218 Stockell Street Nashville, TN 37207	New Owner	07115035700

WHEREAS, by Warranty Deed of record as Instrument No. 20200417-0040487, Register's Office for Davidson County, Tennessee, ADS of S Florida, LLC, as "Grantor" conveyed certain real property in Davidson County, Tennessee to LS-TG Home/Fund, LLC and Advent Capital Partners, LLC, as "Grantee";

WHEREAS, the addition of Advent Capital Partners, LLC, as Grantee, was made in error and was not the intention of the parties to name Advent Capital Partners, LLC as a Grantee.

WHEREAS, this Quitclaim Deed of Deed for Correction of Error is made such that the sole Grantee of the property shall be LS-TG Home Fund, LLC and further the name is corrected to provide that the Grantee is LS-TG Home Fund, LLC (not LS-TG Home/Fund, LLC;

NOW THEREFORE, the said grantors for the purpose of correcting said error and in consideration of the sum of One and 00/100 ($1.00) Dollar, cash in hand paid, **Advent Capital Partners, LLC,** hereinafter called the GRANTOR, does hereby quitclaim and convey unto **LS-TG Home Fund, LLC**, all of its rights, title and interest in and to a certain tract or parcel of land in Davidson County, Tennessee, being more particularly described as follows:

> Land in Davidson County, Tennessee, being all of Lot No. 85, on the Plan of The Benedict Land Co's Subdivision of the Lindsley Tract, as shown on survey and plat of same appearing of record in Book 332, Page 40, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a complete description thereof.
>
> Being the same property conveyed by Warranty Deed to LS-TG Home/Fund, LLC and Advent Capital Partners, LLC, from ADS of S Florida, LLC, of record Instrument No. 20200417-0040487, Register's Office, Davidson County, Tennessee.
>
> LS-TG Home/Fund, LLC and LS-TG Home Fund are one and the same entity.

This is improved property known as **1218 Stockell Street, Nashville, TN 37207.**

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

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the GRANTOR has hereunder set his hand this 5th day of June, 2020.

GRANTOR:

ADVENT CAPITAL PARTNERS, LLC,
a Tennessee limited liability company

By: _____
Name: Frank E. Neal IV
Title: Manager

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared, **Frank E. Neal IV**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be Manager of **Advent Capital Partners, LLC** and that he as such Manager being authorized so to do, executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 5th day of June, 2020.

_____
Notary Public

SUSAN BRYANT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 1/8/2024

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.00.

_____
Affiant

Subscribed and sworn to before me, this 5th day of June, 2020.

_____
NOTARY PUBLIC

TRACEY PERRY
TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

My Commission Expires: 9-6-22