Karen Johnson Davidson County
Batch# 596294 DEEDWARR
03/22/2021 09:41:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20210322-0037067

This instrument prepared by Richard A. Northcutt, Attorney
217 Pineway Drive, Nashville, TN 37217

DEED OF CORRECTION

For Warranty Deed dated March 8, 2021 of record in Instrument No. 20210315-0033633, Register's Office for Davidson County, Tennessee
Map #11911016000

WHEREAS, Connie Carter, Sheri Kimbro and Arthur H. Kirkpatrick, Jr. and Connie Carter as Successor Trustee of the Kirkpatrick Revocable Trust, as GRANTORS did, on or about the 8th day of March, 2021, execute and deliver to Landan R. Kirkpatrick, unmarried and Arthur H. Kirkpatrick, Jr., married, as GRANTEES, for the consideration therein mentioned, a deed to certain property situated in Davidson County, Tennessee, and hereinafter more particularly described, which said conveyance is recorded in Instrument No. 20210315-0033633, Register's Office for Davidson County, Tennessee; and,

WHEREAS, in such conveyance, by mistake or inadvertence, the GRANTORS of the property are written as:

Connie Carter, Sheri Kimbro and Arthur H. Kirkpatrick, Jr. to sign individually along with Connie Carter as Successor Trustee of the Kirkpatrick Revocable Trust, and,

WHEREAS, in such conveyance, by mistake or inadvertence, the GRANTEES of the property are written as:

Landan R. Kirkpatrick, unmarried and Arthur H. Kirkpatrick, Jr., married

WHEREAS, to prevent difficulties hereafter, it is expedient to correct said errors:

NOW, THEREFORE, the said Connie Carter, Sheri Kimbro and Arthur H. Kirkpatrick, Jr. and Connie Carter, as Successor Trustee of the Kirkpatrick Revocable Trust, GRANTORS, in consideration of the premises of One ($1.00) dollar to them paid by the said GRANTEES, which is hereby acknowledged, hereby grants, sells and conveys and confirms unto the said Landan R. Kirkpatrick, unmarried, GRANTEES, their heirs and assigns forever, all of the following tract of land situated in the County of Davidson, State of Tennessee, to wit:

Land in Davidson County, Tennessee, being Lot No. 6 on the Plan of Thompson Lane Park, as of record in Book 2331, Page 138, Register's Office for Davidson County, Tennessee.

Said Lot No. 6 fronts 110 feet on the westerly side of Thompson Lane and runs back 313.3 feet on the northerly line and 307.9 feet on the southerly line to a dead line measuring 92 feet thereon.

Being the same property conveyed to Arthur H. Kirkpatrick, Sr. and Martha L. Kirkpatrick, as Trustees of the Kirkpatrick Revocable Trust Agreement dated November 19, 2002, by deed from Arthur Howard Kirkpatrick and Martha L. Kirkpatrick, husband and wife, of record in Instrument No. 20021202-0147855, dated November 19, 2002, Register's Office for said County. The said Arthur H. Kirkpatrick, Sr. and Martha L. Kirkpatrick now being deceased.

Together with all singular tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

To have and to hold the same unto the said Landan R. Kirkpatrick, unmarried, GRANTEES, and to their heirs and assigns, forever.

This is a correction deed given and accepted as such in substitution for such earlier deed of record in Instrument No. 20210315-0033633, dated March 8, 2021, and it shall be effectual as of, and retroactive to, such date. However, except as herein corrected, such corrected deed shall remain in full force and effect.

IN WITNESS WHEREOF the said parties have hereunto set their hands this 18th day of March, 2021.

GRANTORS

Connie Carter

Sheri Kimbro

Arthur H. Kirkpatrick, Jr.

Connie Carter, as Successor Trustee of
The Kirkpatrick Revocable Trust

GRANTEES

Landan R. Kirkpatrick

Arthur H. Kirkpatrick, Jr.

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, a Notary Public in and for said State and County the within named Connie Carter, with whom I am personally acquainted (or who proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument (Deed of Correction) for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 19th day of March, 2021.

My Commission Expires: 3/6/24

Notary Public

PATRICIA MITCHELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, a Notary Public in and for said State and County the within named Sheri Kimbro, with whom I am personally acquainted (or who proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument (Deed of Correction) for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 19th day of March, 2021.

My Commission Expires: 1/3/23

Notary Public

JAMIE C POLK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said State and County the within named Arthur H. Kirkpatrick, Jr., with whom I am personally acquainted (or who proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument (Deed of Correction) for the purposes therein contained.

Witness my hand and official seal at NASHVILLE, Tennessee, this 18th day of MARCH, 2021.

My Commission Expires: 5.2.22

Notary Public

ZANA C PETTY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, a Notary Public in and for said State and County, the within named Connie Carter, Successor Trustee of the Kirkpatrick Revocable Trust, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon her oath, acknowledged herself to be the Successor Trustee of the Kirkpatrick Revocable Trust, and that she as such Successor Trustee, being authorized so to do, executed the within instrument (Deed of Correction) for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 19th day of March, 2021.

My Commission Expires: 3/6/24

Notary Public

STATE OF TENNESSEE
COUNTY OF _____

Personally appeared before me, a Notary Public in and for said State and County, the within named Landan R. Kirkpatrick, with whom I am personally acquainted (or who proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument (Deed of Correction) for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 19th day of March, 2021.

My Commission Expires: 3/6/24

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said State and County, the within named Arthur H. Kirkpatrick, Jr., with whom I am personally acquainted (or who proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument (Deed of Correction) for the purposes therein contained.

Witness my hand and official seal at NASHVILLE, Tennessee, this 18th day of MARCH, 2021.

My Commission Expires: 5.2.22

Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $0.00. *(Transfer tax was paid with deed of record in Instrument 20210315-0033633, said Register's Office).*

Affiant

Subscribed and sworn to before me, this 19th day of March, 2021.

My Commission Expires: 3/6/24

Notary Public

DeedofCorrection-21.0087.karen

True Copy Certification

I, Anita Lester, 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, Patricia Nicholls, a notary public for this county and state, Anita Lester 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: 3/6/24
Notary' Seal (if on paper)

PATRICIA NICHOLLS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.