This Instrument Was Prepared By & Return To:

Concord Title

3000 Meridian Blvd, Ste 140

Franklin, TN 37067

Karen Johnson Davidson County
Batch# 611498 DEEDQC
04/09/2021 02:45:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20210409-0047698

INSTRUMENT OF CORRECTION OF DEED

WHEREAS, by Quitclaim deed of record in instrument number 20210212-0020063, Register's Office for Davidson County, Tennessee, Mickenna Hale, not married, ("Grantor") conveyed a certain tract of land in Davidson County, Tennessee, to Hope S Hale Solo 401K ("Grantee");

WHEREAS, by inadvertence and mutual mistake, said deed contained an error in the Grantee's name.

WHEREAS, the Grantee's name should have been IRA Innovations, LLC FBO Hope S Hale Solo 401K.

WHEREAS, the Grantee has requested the Grantor to correct said error and said Grantor has agreed to do so.

NOW, THEREFORE, the Grantor, Mickenna Hale, not married, for the purpose of correcting said error and in consideration of the sum of Ten and No/100 ($10.00) Dollars cash in hand paid, the receipt and sufficiency of which are hereby acknowledged, has bargained and sold and by these presents does transfer and convey unto said Grantee, IRA Innovations, LLC FBO Hope S Hale Solo 401K, their heirs, and assigns, a certain tract of land in Davidson County, Tennessee, described as follows:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 2 ON THE PLAN OF STANLEY HEIGHTS, AS OF RECORD IN BOOK 3300, PAGE 74, REGISTER'S OFFICE FORDAVIDSON COUNTY, TENNESSEE

SAID LOT NO. 2 FRONTS 63 FEET ON THE SOUTHERLY MARGIN OF AURORA A VENUEAND RUNS BACK 119.5 FEET ON THE EASTERLY LINE AND 114.8 FEET ON THE WESTERLY LINE TO A DEAD LINE IN THE REAR MEASURING 56.2 FEET THEREON.

Being the same property conveyed to Joseph E. Harrison Jr. by virtue of that certain Warranty Deed Dated January 2, 2020, and being of record at Instrument No. 20200106-0001203 in the Register's Office of Davidson County, Tennessee on January 6, 2020.

Being the same property conveyed to Mickenna Hale by virtue of that certain Quit Claim dated September 22, 2020 and being of record at Instrument No. 20201001-0114209in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions including those located in the Register's Office of Davidson County, Tennessee, and all other matters of record, including all items set out on any applicable plat of record.

This improved property known as 303 Aurora Avenue, Madison, Tennessee 37115.

TO HAVE AND TO HOLD said land, together with all of the appurtenances, estate, title and interest thereto belonging to said Grantee, its heirs, and assigns, in fee simple forever, and Grantor does hereby reaffirm and ratify all covenants, warranties and stipulations made and provided in said Quitclaim deed of record in instrument number 20210212-0020063, Register's Office for Davidson County, Tennessee, and the entire contents thereof except for the incorrect Grantee name, as fully and effectively as if the entire instrument were copied herein verbatim containing the correct description, and said instrument is accordingly incorporated herein by reference.

IN WITNESS WHEREOF, said parties hereto have hereunto set their signatures on this the 8 day of April, 2021.

GRANTOR:

Mickenna Hale

State of TENNESSEE
County of RUTHERFORD

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State aforesaid, Mickenna Hale, 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 he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 8th day of April, 2021.

GUS SIMPSON
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

Notary Public
My Commission Expires: 09/21/2024

Owner Name & Property Address:

Name: IRA Innovations LLC, FBO
Hope Hale Solo 401K
Address: 2128 Freeman Lane
City, State, Zip: Madison, Tennessee 37116

Responsible Party For Taxes:

Name: IRA Innovations LLC, FBO
Hope Hale Solo 401K
Address: 2128 Freeman Lane
City, State, Zip: Madison, Tennessee 37116

Tax ID: 034 14 0 025.00

True Copy Certification

I, Tracey Boshears, 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 Williamson

Personally appeared before me, Joseph White, a notary public for this county and state, Tracey Boshears 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: 5/15/2021

Notary' Seal (if on paper)

