Karen Johnson Davidson County
Batch# 822105 DEEDWARR
03/14/2022 11:57:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20220314-0029506

DEED OF CORRECTION

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF MARCH, 2022.

Notary Public

MY COMMISSION EXPIRES: 9/2/24 (AFFIX SEAL)

RICHARD M. WILLIAMS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
SoBro Law Group, PLLC
513 3rd Avenue South
Nashville, TN 372010

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Joel Rogers, Trustee of the Thomas P. Rogers Irrevocable Trust	New Owner	085 13 0 058.00
(NAME)	(NAME)	
106 Benson Road		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37214		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

THIS INSTRUMENT IS EXECUTED FOR THE EXPRESS PURPOSE OF CORRECTING THE PARCEL CONVEYED IN THE PREVIOUS DEED FROM WILLIAM H. SMALLMAN TO 1335 STAINBACK, G.P., A TENNESSEE GENERAL PARTNERSHIP, BY WARRANTY DEED RECORDED MAY 11, 2021, IN INSTRUMENT NUMBER 20210511-0063467, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. GRANTOR ONLY INTENDED TO CONVEY LOT NO. 81 IN SAID WARRANTY DEED, AND INTENDED TO RETAIN LOT 80.

For and in consideration of the sum of TEN DOLLARS, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, **William H. Smallman**, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto, **1335 STAINBACK, G.P., A TENNESSEE GENERAL PARTNERSHIP** , hereinafter called the Grantee, its successors and assigns, that certain tract or parcel of land in **DAVIDSON** County, State of **TENNESSEE**, described as follows, to-wit:

Land in Davidson County, Tennessee, as follows:

TRACT 1

Land in Davidson County, Tennessee, being Lot No. 81 on the map entitled Highland Land Company's Subdivision of record in Plat Book 421, Page 14, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Said Lot No. 81 fronts 25 feet on the easterly side of Stainback Avenue and runs back between parallel lines175 feet to an alley.

Being a portion of the same property conveyed to 1334 Stainback, G.P., a Tennessee general partnership, of record in Instrument No. 20140916-0084782 in the Register's Office of Davidson County, Tennessee.

unimproved x
This is improved property, known as 1335 A Stainback Avenue, Nashville, TN 37207
(House Number) (Street) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, its successors and assigns forever; and we do covenant with the said GRANTEE that we I am lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our successors and assign, to warrant and forever defend the title to the said land to the said GRANTEE, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my/our hand(s) this 17th day of February, 2022.

WILLIAM H. SMALLMAN

1335 STAINBACK, G.P., A TENNESSEE GENERAL PARTNERSHIP

Adam G. LaFevor, Authorized Agent

STATE OF Tennessee
COUNTY OF Davidson

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

Witness my hand and official seal, this the 7th day of March, 2022.
Richard M. Williams
Notary Public
My Commission Expires: 9/2/24

RICHARD M WILLIAMS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Adam G. LaFevor, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he is the Authorized Agent of 1335 Stainback, G.P., a Tennessee general partnership, and that he, as Authorized Agent, executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 7th day of March, 2022.
Richard M. Williams
Notary Public
My Commission Expires: 9/2/24

RICHARD M WILLIAMS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Certificate of Authenticity

I, Macyann Hudson ("Affiant"), do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on 3/7/2022 (date).

Macyann Hudson
Affiant Signature

3/7/2022
Date

State of TENNESSEE
County of DAVIDSON

Sworn to and subscribed before me this 7 day of March, 2022.

Notary's Signature

My Commission Expires: May 7, 2024

Notary's Seal

RYAN WESLEY PRATT
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES MAY 7, 2024