SEND TAX BILLS TO:

William H. Andrews, II
Stacey Andrews
914 Lynnwood Drive
Nashville, TN 37205

THIS INSTRUMENT PREPARED BY:

TRESSLER & ASSOCIATES, PLLC
Attorneys at Law
2323 21ST Ave South
Nashville, TN 37212

FILE NO: 17-0161

Map 130
Group 11
Parcel 055.00

Space for Recorder's stamp

Karen Johnson Davidson County
Batch# 841713 DEEDWARR
04/19/2022 12:06:30 PM 9 pgs
Fees: $47.00 Taxes: $0.00
20220419-0044962

DEED OF CORRECTION

WHEREAS, **Chandelier Development, Inc., a Tennessee Corporation**, has heretofore executed to **William H. Andrews, II and Stacey Andrews, husband and wife,** a certain Warranty Deed of record in Instrument No. **20170630-0065922**, Register's Office for Davidson County, Tennessee; and,

WHEREAS, by mutual mistake, such Deed contained an incorrect Legal Description; and,

WHEREAS, such Legal Description was not the most current surveyed description,

WHEREAS, it was the intention of all of the parties involved to convey the property using the most recent survey attached hereto as **"Exhibit A"**.

NOW, THEREFORE, for and in consideration of the sum of One Dollars ($1.00), cash in hand paid, and for the purpose of correcting the error, **Chandelier Development, Inc., a Tennessee Corporation** does hereby transfer and convey unto **William H. Andrews, II and Stacey Andrews, husband and wife,** their heirs and assigns, forever, the following tract or parcel of land, situated and lying in the 23rd Council District of **Davidson** County, Tennessee, bound and described as follows:

"SEE EXHIBIT A"

FURTHER, see attached hereto an **"Exhibit B"** evidencing the Metropolitan County Counsel Bill No. BL2015-1069, dated and approved March 30, 2015, an ordinance to amend the geographic information systems street and alley centerline layer for the metropolitan government of Nashville and Davidson County by abandoning a portion of Forsythe Place Right-of-Way (Proposal No. 2015M-007AB-001.

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto belonging, unto the said **William H. Andrews, II and Stacey Andrews, husband and wife**, their heirs and assigns, in fee simple, forever.

WE COVENANT with said **William H. Andrews, II and Stacey Andrews, husband and wife**, that we are lawfully seized and possessed of said property; that we have a good and lawful right to make this conveyance; that the same is free, clear and unencumbered; and that we will forever warrant and defend the title thereto against the lawful claims of all person whomsoever.

WITNESS this 11th day of April, 2022.

Chandelier Development, Inc., a Tennessee Corporation

By: Joel Lyons, President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a notary public in and for the state and county aforesaid, **Joel Lyons**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that **he** is **President of, Chandelier Development, Inc., a Tennessee Corporation** the within-named bargainor, and as such authorized officer, being given the authority to so do, executed the within instrument on behalf of the corporation by signing its name as such authorized officer.

WITNESS my hand and official seal at office this 11th day of April, 2022.

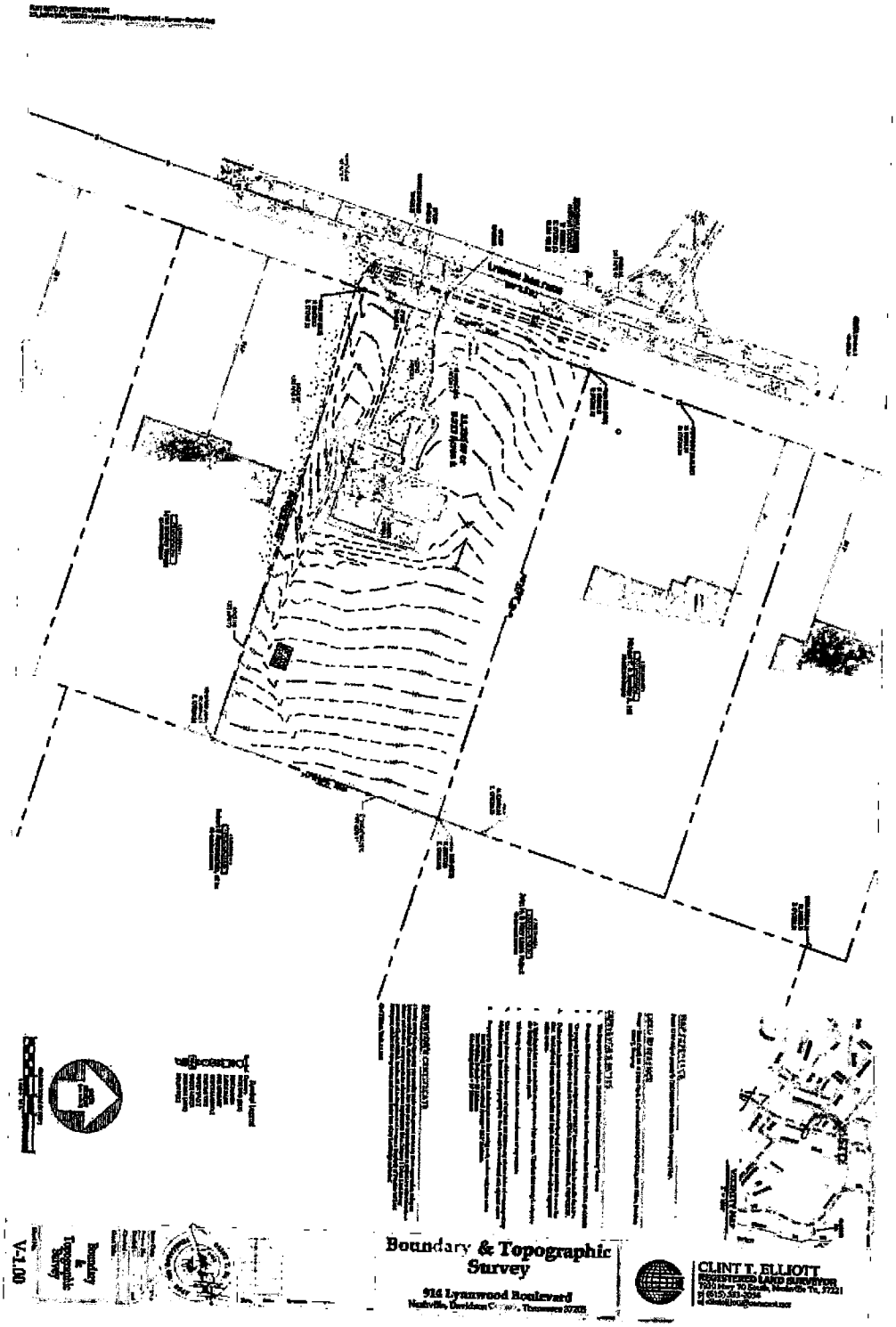
My Commission Expires
November 6, 2023

HALEY LARIMORE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My commission expires: NOV 4, 2023

NOTARY PUBLIC

EXHIBIT A


Boundary & Topographic Survey
914 Lynnwood Boulevard
CLINT T. ELLIOTT

Legal Description

Being land in the 23rd Council District of Davidson County Tennessee, being part of Lot No. 13 on the plan of the Carter and King Lands, as of record in Book 57, Page 99, Register's Office for said County, also being a portion of Forsythe Place right-of-way, between Lynnwood Boulevard and Harpeth Hills Drive, having been abandoned in Ordinance No. BL2015-1069, Register's Office, Davidson County Tennessee, and being further described as follows:

Beginning at an Iron Rod (old) in the Eastern right-of-way of Lynnwood Boulevard (60' right-of-way), said point being the southwest corner of the Frank Chytil Sr. & Lucie Chytil Property as of record in 20050309-0026318, R.O.D.C.TN., said point also having Tennessee State Plane Coordinates of N: 639789.63, E: 1717047.83; Thence with said Lynnwood Boulevard right-of-way, North 17 degrees 38 minutes 50 seconds East for a distance of 125.00 feet to an Iron Rod (new) in the previous centerline of Forsyth Place, Formerly having at 50' right-of-way, said point having Tennessee State Plane Coordinates of N: 639908.75, E: 1717085.73; Thence leaving said Lynnwood Boulevard right-of-way, following the aforementioned Forsythe Place centerline, South 72 degrees 34 minutes 38 seconds East for a distance of 250.00 feet to an Iron Rod (new), said point being the northwest corner of the Robert B. Haemmerlein Property as of record in Book 7226, Page 134, R.O.D.C.TN., said point being the southeastern most corner of the property being herein described; Thence leaving said Forsyth Place centerline and with the West line of the Robert B. Haemmerlein Property, South 17 degrees 38 minutes 49 seconds West for a distance of 125.00 feet to an Iron Rod (new), being the northeast corner of the Lynn Bradley Woods Property as of record in Book 10269, Page 545, R.O.D.C.TN; Thence leaving said Robert B. Hammerlein Property, with and along the north line of said Lynn Bradley Woods Property, North 72 degrees 34 minutes 38 seconds West for a distance of 250.00 feet to the point of beginning; Containing 1,250 Square Feet or 0.717 Acres +/-

According to a Boundary Survey performed by Clint T. Elliott, TN RLS#2347, dated March 21, 2015.

Being also known as 914 Lynnwood Boulevard, Nashville, TN 37205.

EXHIBIT B

ORIGINAL

METROPOLITAN COUNTY COUNCIL

2015 MAR 30 AM 8:39 Bill No. BL2015-1049

FILED
METROPOLITAN
CLERK

AN ORDINANCE TO AMEND THE GEOGRAPHIC INFORMATION SYSTEMS STREET AND ALLEY CENTERLINE LAYER FOR THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY BY ABANDONING A PORTION OF FORSYTHE PLACE RIGHT-OF-WAY (PROPOSAL NO. 2015M-007AB-001).

Introduced APR - 7 2015

Passed First Reading APR - 7 2015

Amended

Deferred to 5-5-15 on 4-21-15

Passed Second Reading MAY - 5 2015

Passed Third Reading MAY 19 2015

Approved MAY 21 2015

By [signature]
Metropolitan Mayor

Advertised

Effective Date

ORDINANCE NO. BL2015-1069

An ordinance to amend the Geographic Information Systems Street and Alley Centerline Layer for the Metropolitan Government of Nashville and Davidson County by abandoning a portion of Forsythe Place right-of-way (Proposal No. 2015M-007AB-001).

WHEREAS, it is the desire of all the abutting property owners that said abandonment be accomplished; and

WHEREAS, the closure has been requested by Chandelier Development, applicant; and

WHEREAS, there is no future need for said portion of right-of-way for Metropolitan Government of Nashville and Davidson County for alley purposes.

NOW, THEREFORE, BE IT ENACTED BY THE COUNCIL OF THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY:

Section 1. That the Geographic Information Systems Street and Alley Centerline Layer for The Metropolitan Government of Nashville and Davidson County, as enacted by Ordinance No. 2015-1041, be and is hereby amended, as follows:

Forsythe Place right-of-way, from Lynnwood Boulevard to Harpeth Hills Dive, all of which is more particularly described by lines, words and figures on the sketch which is attached to and made a part of this Ordinance as though copied herein, is hereby abandoned except for certain easements herein described, which shall be retained.

Section 2. That easements are herein retained by The Metropolitan Government of Nashville and Davidson County, its agents, servants, and/or contractors and utility companies operating under franchise(s) from the Metropolitan Government for the right to enter, construct, operate, maintain, repair, rebuild, enlarge, and patrol its now existing or future utilities, including drainage facilities, together with their appurtenances, and to do any and all things necessary and incidental thereto.

Section 3. In the event there is proposed any construction over, above, or under said existing utilities, that said construction shall have the approval of the Director of Public Works and/or the Director of Water and Sewerage Services, together with the approval of any other pertinent departments of the Metropolitan Government or other governmental agency, including the Nashville Electric Service.

Section 4. That the Director of the Department of Public Works be and hereby is authorized and directed, upon the enactment and approval of this Ordinance, to cause said change to be made on said Record as set out in Section 1 of this Ordinance, and to make notation thereon of reference to the date of passage and approval of this amendatory Ordinance.

Section 5. This Ordinance shall take effect from and after its passage, the welfare of The Metropolitan Government of Nashville and Davidson County requiring it.

RECOMMENDED BY:

Carter Todd
Member of Council

Tennessee Certification of Electronic Document

I, Todd A Tressler, II, 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 April 11, 2022.

Affiant Signature

7/14/21

Date

State of Tennessee
County of Wilson

Sworn to and subscribed before me this 14th day of July, 2021.

Notary's Signature

MY COMMISSION EXPIRES: 06-28-25

NOTARY'S SEAL

