Karen Johnson Davidson County
Batch# 868569 DEEDWARR
06/08/2022 08:58:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20220608-0065410

Prepared By and Return To:
Toro Title, LLC
933 E Trinity Lane
Nashville, TN 37207
Office@torotitle.com

INSTRUMENT OF CORRECTION OF DEED

WHEREAS, by a deed of record in **Instrument No. 20211118-0153750**, Register's Office for Davidson County, Tennessee, **Jacqueline D. Kelly, unmarried,** ("Grantor") conveyed a certain tract of land in Davidson County, Tennessee, to **Ace Homes TN, LLC, a Tennessee Limited Liability Company** ("Grantee"); and

WHEREAS, by inadvertence and mutual mistake, said deed contained an error in the Grantor intended to convey the property which was therein described as follows:

Grantor listed in error in Instrument No. 20211118-0153750: Jacqueline D. Kelly, unmarried.

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

NOW, THEREFORE, the Correct Grantor, **Jacqueline D. Kelly, as Trustee of the Jacqueline D. Kelly Revocable Living Trust, U/A/D February 26, 2002, as amended** (source of title: Instrument No. 20190411-0032926), 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, **Ace Homes TN, LLC, a Tennessee Limited Liability Company**, a certain tract of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 181 on the Plan of Cherry Hills, Section 7, of record in Plat Book 4660, Page 49, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Jacqueline D. Kelly, as Trustee of the Jacqueline D. Kelly Revocable Living Trust, U/A/D February 26, 2002, as amended by Quit Claim deed from J.D. Kelly a/k/a Jacqueline D. Kelly, unmarried of record in Instrument No. 20190411-0032926 Register's Office for Davidson County, Tennessee, dated April 10, 2019 and recorded on April 11, 2019, and further being conveyed to Ace Homes TN, LLC, a Tennessee Limited Liability Company, of record in Instrument No. 20211118-0153750, Register's Office for Davidson County, Tennessee, to which this instrument of correction applies.

TO HAVE AND TO HOLD said land, together with all of the appurtenances, estate, title and interest thereto belonging to said Grantee, in fee simple forever, and Grantor does hereby reaffirm and ratify all covenants, warranties and stipulations made and provided in said deed of record In Instrument No. 20211118-1053750, Register's Office for Davidson County, Tennessee, and the entire contents thereof except for the incorrect Grantor, as fully and effectively as if the entire instrument were copied herein verbatim containing the correct Grantor, and said instrument is accordingly incorporated herein by reference.

IN WITNESS WHEREOF, said Grantor hereto has set their signature on this the 31st day of May, 2022.

Jacqueline D. Kelly, Trustee of the Jacqueline D. Kelly Revocable Living Trust, U/A/D February 26, 2002, as amended

By: Jacqueline Darlene Kelly
Jacqueline D. Kelly, Trustee

STATE OF ~~Tennessee~~ Virginia
COUNTY OF Chesterfield
Chester

On this 31st day of May, 2022, before me personally appeared **Jacqueline D. Kelly, as Trustee of the Jacqueline D. Kelly Revocable Living Trust U/AD February 26, 2002, as amended**, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

Witness my hand, at office, this 31st day of May, 2022.

Shawn Douglas Cofield

Notary Signature Electronic Notary Public

My commission expires: 02/29/2024

Instrument of Correction of Deed 2 pages

COMMONWEALTH OF VIRGINIA · ELECTRONIC NOTARY PUBLIC · N

Shawn Douglas Cofield

REGISTRATION NUMBER
7891870
COMMISSION EXPIRES
February 29, 2024

Notarized online using audio-video communication

Tennessee Certification of Electronic Document

I, Mulissa Lock, 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 5/31/22 (date of document).

Affiant Signature

6/1/22
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 1 day of June, 2022

M.R. Schodroski
Notary's Signature

MY COMMISSION EXPIRES: _____

NOTARY'S SEAL

M.R. SCHODROSKI
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF ROBERTSON
MY COMM. EXPIRES MARCH 3, 2026