THIS INSTRUMENT PREPARED BY:

LAW OFFICE OF DAVID A. CHILDRESS
717 Darden Place
Nashville, TN 37205
615.386.9235

Karen Johnson Davidson County
Batch # 1164963 DEEDQC
08/01/2024 02:34:11 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20240801-0058522

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)
The actual consideration
for this transfer is $0.00

AFFIANT

Subscribed and sworn to before
me this 30th day of July 2024.

Notary Public

My Commission Expires: 3/9/2027

DAVID A. CHILDRESS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Address New Owner(s) As Follows:	Send Tax Bills To:	Map-Parcel Numbers
West End Terrace, G.P. 104 Woodmont Blvd. Suite 203 Nashville, TN 37205	Jim Crossman Realty, LLC 104 Woodmont Blvd Suite 203 Nashville, TN 37205	103-02-0C-088.00CO

CORRECTION QUITCLAIM DEED

FOR AND IN CONSIDERATION of no monetary consideration, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged,

JAMES A. CROSSMAN, a married person,

by these presents does hereby quitclaim unto

WEST END TERRACE, G.P., a Tennessee General Partnership, comprised of DAVID E. RAWLINGS, as Trustee of the RAWLINGS FAMILY CHARITABLE REMAINDER TRUST; JIM CROSSMAN REALTY, LLC, a Tennessee Limited Liability Company; and CHRISTOPHER PRIDEMORE KELLY, as Trustee of the WEST END TERRACE TRUST,

its successors and assigns, all of his interest in and to a certain tract or parcel of land located in Davidson County, Tennessee (the "Property"), more particularly described in Exhibit "A" attached hereto.

This instrument and the interest hereby quitclaimed are subject to the same limitations, restrictions and encumbrances as may affect the Property.

This instrument and the legal description used herein are prepared from information furnished to the preparer without the benefit of a title examination; and no representation as to the accuracy thereof is made, intended or to be implied. The preparer of this instrument makes no representation as to the status of the title of the Property.

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.

This unit is residential investment property and has never been the principal place of residence of James A. Crossman or his spouse.

The purpose of the Quitclaim Deed is to correct an error in the legal description for this unit as previously recorded in Book 10777, Page 481, Register's Office for Davidson County, Tennessee.

WITNESS my hand this 30th day of July 2024.

James A Crossman

JAMES A. CROSSMAN

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, JAMES A. CROSSMAN, 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 purpose therein contained.

WITNESS my hand, at office, this 30th day of July 2024.

David A Childress

Notary Public

DAVID A. CHILDRESS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 3/9/2027

Exhibit "A"
(to Correction Quitclaim Deed)

Legal Description

Land in Davidson County, Tennessee, being Unit No. 88, together with the appurtenant interest in the common elements of West End Terrace Condominium, a horizontal property regime established by Master Deed, of record in Book 6657, Page 549, amended in Book 7541, Page 955, Register's Office for Davidson County, Tennessee, said Unit being depicted on the Condominium Site Plan attached as Exhibit D to the aforementioned Master Deed.

Being the same property conveyed to JAMES A. CROSSMAN as to a ¼ undivided interest by deed from WET, LLC, a Tennessee Limited Liability Company, of record in Book 10763, Page 852, said Register's Office.

Being improved residential property known as Unit 88, located at 276 White Bridge Pike, Nashville, Tennessee 37209.