Karen Johnson Davidson County
Batch# 1256618 DEEDQC
04/04/2025 02:54:30 PM 5 pgs
Fees: $27.00 Taxes: $0.00
20250404-0025835

THIS INSTRUMENT PREPARED BY: WILLIAM T. SMITH **GULLETT, SANFORD, ROBINSON & MARTIN, PLLC** 150 THIRD AVENUE SOUTH, SUITE 1700 NASHVILLE, TENNESSEE 37201 (615) 244-4994	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is $0.00. Affiant Subscribed and sworn to before me, this 3rd day of April, 2025. Notary Public My commission expires: 10/17/2027

JONNA L. HALL
STATE OF TENNESSEE NOTARY PUBLIC
MONTGOMERY COUNTY

Address New Owner As Follows:	Send Tax Bills To:	Map-Parcel Number:
Sapphire Development, LLC P.O. Box 59008 Nashville, TN 37205	Same	10313002600

QUITCLAIM DEED OF CORRECTION

WHEREAS, by Quitclaim Deed of record as Instrument Number 20220425-0047421, Register's Office for Davidson County, Tennessee (the "Deed"), 114 Properties, LLC, a Tennessee limited liability company, quitclaimed certain real property described in the Deed (the "Property") to **SAPPHIRE DEVELOPMENT, LLC**, a Tennessee limited liability company ("Sapphire Development"); and

WHEREAS, by inadvertence and mistake, the grantor in the Deed was listed as "114 Properties, LLC" when the actual, legal name of the limited liability company that owned the Property is "114 Property, LLC"; and

WHEREAS, the parties now wish to correct the Deed and to reaffirm the quitclaim of the Property to Sapphire Development as set forth therein.

NOW, THEREFORE, for and in consideration of the premises contained herein, **114 PROPERTY, LLC**, a Tennessee limited liability company ("114 Property"), and Sapphire Development hereby execute this Quitclaim Deed of Correction for the purpose of correcting the Deed as follows, all effective as of the 3rd day of April, 2025 (the "Effective Date"):

1. *Correction of Grantor/Owner of the Property.* The grantor under the Deed is 114 Property. The granting clause, the derivation clause, and any other portions of the Deed are corrected to replace "114 Properties, LLC" with "114 Property, LLC".

2. *Quitclaim by 114 Property.* In furtherance of the foregoing and to the extent needed to correct the Deed and to affirm and carry out the purposes of the Deed, 114 Property hereby releases, remises, and quitclaims to Sapphire Development the Property described in the Deed, subject to any limitations, restrictions, and encumbrances as set forth in the Deed. The description of the Property set forth in the Deed is incorporated herein by reference.

3 *Reaffirmation of Deed.* The Deed is amended and corrected to comply with the foregoing, but not otherwise. All other provisions of the Deed shall remain in full force and effect and are incorporated herein by reference.

{Signature pages to follow}

WITNESS my hand effective as of the Effective Date.

114 PROPERTY:

114 PROPERTY, LLC,
a Tennessee limited liability company

By: _____
Donald Loftis, Manager

STATE OF Florida)
COUNTY OF Charlotte)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **DONALD LOFTIS**, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the **MANAGER** of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

WITNESS my hand, at office, this 1 day of April, 2025.

CONSTANZA MONROY
Notary Public - State of Florida
Commission # HH 397877
My Comm. Expires Jul 24, 2027
Bonded through National Notary Assn.

_____
Notary Public

My Commission Expires: 7-24-2027

WITNESS my hand effective as of the Effective Date.

SAPPHIRE DEVELOPMENT:

SAPPHIRE DEVELOPMENT, LLC,
a Tennessee limited liability company

By: _____
Jonathan Helm, Member

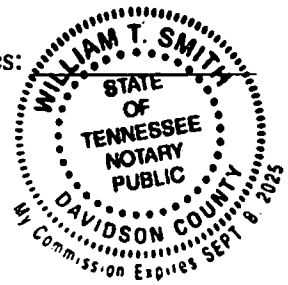
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **JONATHAN HELM**, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is a **MEMBER** of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

WITNESS my hand, at office, this 3rd day of April, 2025.

_____
Notary Public

My Commission Expires:



4936-7842-8447, v. 1

True Copy Certification

I, William T. Smith, 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 3, 2025.

Affiant Signature

Date: April 3, 2025

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me this 4th day of April, 2025.

Notary's Signature

My Commission Expires: 10/7/2027

Notary's Seal

