This Instrument Prepared By:
Attorneys Title Company, Inc.
2927 Berry Hill Drive
Nashville, TN 37204

Karen Johnson Davidson County
Batch# 1277500 DEEDQC
05/27/2025 10:40:30 AM 5 pgs
Fees: $27.00 Taxes: $0.00
20250527-0041324

Name and Address of New Owner:
McKnight Family LLC and Russell Family Partners, LLC
C/O Horrell Company
3030 Sidco Drive

Nashville, TN 37204

Send Tax Bills To:
New Owner

Map & Parcel No: 106-11-0-002-00 and 106-11-0-003-00

QUITCLAIM DEED OF CORRECTION

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt and legal sufficiency of which are hereby irrevocably acknowledged, the undersigned, **Benton G. McKnight ("BGM"), Michael A. Russell ("MAR"), McKnight Family LLC, a Tennessee Limited Liability Company, and Russell Family Partners, LLC, a Tennessee Limited Liability Company** (hereinafter individually or collectively referred to as "Grantors") by these presents do transfer, convey and quitclaim unto **McKnight Family LLC, a Tennessee Limited Liability Company, as to a 50% undivided interest, and Russell Family Partners, LLC, a Tennessee Limited Liability Company, as to a 50% undivided interest, said interests being held together as tenants-in-common** (hereinafter individually or collectively referred to as "Grantees"), and any successors or assigns of the Grantees, all of Grantors' interest in certain land in Davidson County, State of Tennessee, being that same property described in Exhibit A attached hereto and incorporated herein by this reference (the "Real Estate").

This conveyance is subject to such restrictions, encumbrances and easements as may appear of record.

This Quitclaim Deed has been executed and delivered to correct the reference to the percentage of ownership interest conveyed in certain Quitclaim Deeds, of record in Instruments No. 20201230-0154781 and 20201230-0154784, Register's office of Davidson County, Tennessee (the "2020 Deeds"). The 2020 Deeds were executed and recorded for the purpose of conveying the individual interest of BGM and MAR to their respective family limited liability companies. Whether through error or inadvertence, each of the 2020 Deeds incorrectly recited that the grantor thereof owned a "50% undivided interest" in the Real Estate. However, at the time of recording of the 2020 Deeds, each respective grantor owned fifty-percent of a fifty-percent interest in the Real Estate, or rather a "25% undivided interest" in the Real Estate. The Grantors have delivered this Quitclaim Deed of Correction to clarify that it was the intent of BGM and MAR to convey the entirety of their individual interest in the Real Estate to the respective grantees therein named in the 2020 Deeds. The Grantors also wish to recognize and confirm the respective ownership of the Real Estate following the acquisition of the interest formerly owned by Steve R. Wherry.

IN WITNESS WHEREOF, the Grantors have executed this instrument this 22 day of May, 2025.

Benton G. McKnight

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BEFORE ME, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Benton G. McKnight, the within-named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand, at office, this 22 day of May, 2025.

Notary Signature
My commission expires: OCTOBER 4, 2027

JEFFREY S. BENZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Michael A. Russell

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BEFORE ME, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Michael A. Russell, the within-named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand, at office, this 22 day of May, 2025.

Notary Signature
My commission expires: OCTOBER 4, 2027

JEFFREY S. BENZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

McKnight Family LLC, a Tennessee Limited Liability Company

By: _____
Benton G. McKnight, President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BEFORE ME, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Benton G. McKnight, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be President of McKnight Family LLC, a Tennessee Limited Liability Company, the within-named bargainor, and who further acknowledged that he, as such President, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing as President for the said limited liability company.

WITNESS my hand, at office, this 22 day of May 2025.

JEFFREY S. BENZ STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

_____
NOTARY PUBLIC
My Commission Expires: OCTOBER 4, 2027

Russell Family Partners, LLC, a Tennessee Limited Liability Company

By: _____
Michael A. Russell, President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BEFORE ME, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Michael A. Russell, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be President of Russell Family Partners, LLC, a Tennessee Limited Liability Company, the within-named bargainor, and who further acknowledged that he, as such President being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing as President for the said limited liability company.

WITNESS my hand, at office, this 22 day of May 2025.

JEFFREY S. BENZ STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

_____
NOTARY PUBLIC
My Commission Expires: OCTOBER 4, 2027

The actual consideration or value, whichever is greater, for this transfer is $0.00.

_____
Affiant

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Sworn to and subscribed before me this 23 day of May, 2025.

_____
Notary Signature
My commission expires: OCTOBER 4, 2027

JEFFREY S. BENZ STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

EXHIBIT A
Legal Description

Property 1

LAND in Davidson County, Tennessee, being Lot No. 1 on the Plan of Resubdivision of part of Lot No. 8, C. T. Cole Subdivision, as shown on the plat of record in Plat Book 4595, Page 171, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.

Property 2

LAND in Davidson County, Tennessee, being Lot No. 2 on the Plan of Resubdivision of part of Lot No. 8, C. T. Cole Subdivision, as shown on the plat of record in Plat Book 4595, Page 171, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to Steve R. Wherry, as to an undivided fifty (50%) percent interest, and 510 Foundation, a Tennessee non-profit corporation, as to an undivided fifty (50%) interest, as tenants in common, by Quitclaim Deed dated September 3, 2014, from Wherry & Elizer, L.P., a Tennessee limited partnership, of record in Instrument No. 20140904-0080990, Register's Office for Davidson County, Tennessee.

The said 510 Foundation, a Tennessee non-profit corporation, further conveyed their fifty percent (50%) interest to R & M Properties, a Tennessee general partnership, by Quitclaim Deed dated September 3, 2014, of record in Instrument No. 20140904-0080991, said Register's Office.

The said R & M Properties, a Tennessee general partnership composed of Benton G. McKnight and Michael A. Russell, further conveyed their interest to Benton G. McKnight, as to an undivided 50% interest, and Michael A. Russell, as to an undivided 50% interest, by Quitclaim Deed dated December 28, 2020, of record in Instrument No. 20201228-0153795, said Register's Office.

The said Michael A. Russell further conveyed his 50% undivided interest to Russell Family Partners, LLC, a Tennessee limited liability company, by Quitclaim Deed dated December 28, 2020, of record in Instrument No. 20201230-0154781, said Register's Office.

The said Benton G. McKnight further conveyed his 50% undivided interest to McKnight Family, LLC, a Tennessee limited liability company, by Quitclaim Deed dated December 28, 2020, of record in Instrument No. 20201230-0154784, said Register's Office.

The said Steve R. Wherry being one and the same person as Stephen Robinson Wherry having died testate on February 9, 2025. Cumberland Trust and Investment Company was appointed as the Trustee of the Residuary Trust and was appointed as the Executor of the Estate of Stephen Robinson Wherry pursuant to the Last Will and Testament of Stephen Robinson Wherry of record in Case No. 25P555, in the Seventh Circuit Court for Davidson County, Tennessee Probate Division.

A fifty-percent (50%) undivided interest in the foregoing described Real Estate was conveyed to McKnight Family LLC, a Tennessee Limited Liability Company, as to a 50% undivided interest, and Russell Family Partners, LLC, a Tennessee Limited Liability Company, as to a 50% undivided interest, said interests being held together as tenants-in-common by Special Warranty Deed dated May 23, 2025 from Ann Bass Phillips Harmer, Trustee of The Stephen R. Wherry Trust fbo Ann Bass Phillips Harmer created UW of Stephen Robinson Wherry dated February 9, 2025, joined by The Cumberland Trust and Investment Company, Executor of The Estate of Stephen R. Wherry, of record in Instrument No. 202505270041323, Register's Office for Davidson County, Tennessee.

I, Jeff Benz, 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 May 23, 2025.

Date: May 23, 2025

State of Tennessee
County of Davidson

Sworn to and subscribed before me this May 23, 2025.

CHRISTY TESCH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Notary Public
My commission expires: 5/8/29