THIS INSTRUMENT PREPARED BY:
Ralph Z. Levy, Jr.
Dickinson Wright PLLC
424 Church Street, Suite 800
Nashville, Tennessee 37219

Karen Johnson Davidson County
Batch# 1372882 DEEDQC
01/23/2026 09:20:30 AM 5 pgs
Fees: $32.00 Taxes: $0.00
20260123-0005742

QUITCLAIM DEED OF CORRECTION

Address New Owner:	Send Tax Bills To:	Tax Information:
Mei Chia Hwang 5701 Red Oak Drive Nashville, TN 37205	Same	Parcel ID: 147-12-OC-002.00-CO

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The conveyance herein is by quitclaim and therefore the amount of tax due is controlled by Tennessee Code Annotated § 67-4-409(a)(1)(D). The actual consideration for this transfer is Zero Dollars ($0.00).

Affiant

SUBSCRIBED AND SWORN TO before me, this the 31st day of Dec, 2025.

DAVID W. HART
STATE OF TENNESSEE
NOTARY PUBLIC
COUNTY OF WEAKLEY

Notary Public
My Commission Expires: 6/5/2029

WHEREAS, on April 23, 2025, Shin-Ting Hwang, Trustee for Shin-Lang Hwang and Mei Hwang, Grantor ("Grantor") executed a Quitclaim Deed of record in instrument number 20250424-0031717, Register's Office for Davidson County, Tennessee (the "Original Deed"), by which Grantor transferred all of its right, title and interest in and to the property described in Exhibit A, attached hereto, to Mei Chia Hwang ("Grantee") and

WHEREAS, the Original Deed recited that the Grantor conveyed all of its right, title and interest in and to the property described in Exhibit A to Mia Chia Hwang rather than to Mei Chia Hwang, as Grantee, based on a scrivener's error in the Original Deed; and

WHEREAS, the Grantor and Grantee have agreed to correct this error in the Original Deed;

NOW, THEREFORE, Shin-Ting Hwang, Trustee for Shin-Lang Hwang and Mei Hwang, Grantor, as Grantor, does hereby quitclaim and by these presents does transfer and convey unto Mei Chia Hwang, as Grantee, all of its right, title and interest in that certain tract or parcel of land in Davidson County, State of Tennessee, more particularly described on Exhibit A attached hereto and incorporated herein by this reference (the "Land"), together with all buildings, structures and other improvements of any and every nature located on the Land and all fixtures attached or affixed to the Land or to any such buildings, structures or other improvements (collectively with the Land, the "Property").

The Property is improved property known as 704 Caraway Lane, Nashville, Tennessee 37211.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises, including those as shown on the recorded plan as to such property.

IN WITNESS WHEREOF, the Grantor and Grantee have executed and delivered this instrument as of the 31st day of December, 2025.

GRANTOR:

SHIN-TING HWANG, TRUSTEE FOR SHIN-LANG HWANG AND MEI HWANG

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, David Hart, a Notary Public of said County and State, SHIN-TING HWANG, TRUSTEE FOR SHIN-LANG HWANG AND MEI HWANG, 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 purposes therein contained.

Witness my hand and seal, at Office in Nashville, Tennessee, this 31st day of December, 2025.

DAVID W. HART
NOTARY PUBLIC
STATE OF TENNESSEE
COUNTY OF WEAKLEY

Notary Public
My Commission Expires: 6/5/2029

Exhibit "A"

Property Description

Land in Davidson County, Tennessee, being Lot No. 2 on the Plan of Final Plat 356 Haywood Lane of record in Plat at Instrument No. 20230426-0030535, 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 by SHIN-TING HWANG, TRUSTEE FOR SHIN-LANG HWANG AND MEI HWANG, with full power to sell or convey by deed or mortgage without the joinder of any beneficiary, to MIA CHIA HWANG, by Quitclaim Deed, of record in Instrument No. 20250424-0031717, Register's Office for Davidson County, Tennessee, dated April 23, 2025 and recorded on April 24, 2025.

4922-1774-1692 v2 [114788-1]

GRANTEE:

Mei Chia Hwang a/k/a Mia Chia Hwang

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, DAVID HART, a Notary Public of said County and State, Mei Chia Hwang a/k/a Mia Chia Hwang, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and seal, at Office in Nashville, Tennessee, this 31st day of December, 2025.

DAVID W. HART
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WEAKLEY

Notary Public
My Commission Expires: 4/5/29

Tennessee Certification of Electronic Document

I, Ralph Z. Levy, Jr., 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 December 31, 2025 (date of document).

Affiant Signature

January 22, 2026
Date

State of TENNESSEE

County of DAVIDSON

Sworn to and subscribed before me this 22nd day of January, 2026

Notary Signature

MY COMMISSION EXPIRES: March 9, 2027

NOTARY'S SEAL

