Prepared by:
Record and Return To:
Chapman and Rosenthal Title, Inc
10 Burton Hills Blvd., Suite 130
Nashville, TN 37215

THIS INSTRUMENT PREPARED BY:
Chapman & Rosenthal Title, Inc.
10 Burton Hills Blvd, Suite 130
Nashville, Tennessee 37215

File No. 260253507

The purpose of this Deed of Correction is to correct the name of one of the Grantors.

Karen Johnson Davidson County
Batch # 1451458 DEEDWARR
07/24/2026 10:18:22 AM 7 pgs
Fees: $37.00 Taxes: $0.00
20260724-0067576

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

Affiant

Subscribed and sworn to before me, this 23 day of July, 2026

Notary Public
My Commission Expires:

LEXI DICKERMAN NOTARY PUBLIC STATE OF TENNESSEE COUNTY OF DAVIDSON MY COMM. EXPIRES NOV 5, 2029

DEED OF CORRECTION
WARRANTY DEED

Address New Owner:	**Send Tax Bills To:**	**Tax Information:**
Kevin Virgin and Jessie Virgin 3803 Rolland Road Nashville, TN 37205	New Owner	Tax Parcel ID No. 104-13-0-111.00

WHEREAS, a Warranty Deed conveying the within described property has previously been executed and put of record in **Instrument No. 20260409-0028694**, Register's Office of Davidson County, Tennessee.

WHEREAS, by inadvertence and mutual mistake, the said Warranty Deed contained an error in the Grantor clause which was listed as follows:

Ashley Karen Humphrey and Richard Henry Humphrey, III, wife and husband

WHEREAS, the Grantor clause should have been listed as follows:

Alice Karen Humphrey and Richard Henry Humphrey, III, wife and husband

WHEREAS, the Grantee and Grantor have agreed to correct said errors;

NOW, THEREFORE, for and in the consideration of One and no/100 Dollars ($1.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, **Alice Karen Humphrey and Richard Henry Humphrey, III, wife and husband,** hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Kevin Virgin and Jessie Virgin, husband and wife**, hereinafter referred to as Grantee, their heirs, successors and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being the easterly 35 feet of Lot No. 6 and the westerly 33 feet of Lot No. 7, on the plan of Abraham's Subdivision of Lot No. 22, Block "L", Whitland Realty Co.'s Subdivision, as of record in Plat Book 547, Page 87, said Register's Office for Davidson

County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Said parts of said lots adjoin and front together 68 feet on the southerly margin of Rolland Road, and runs back between lines, measuring 216 feet, more or less, on the easterly line and 218 feet, more or less, on the westerly line to a dead line in the rear, measuring 68 feet thereon.

Being the same property conveyed to ALICE KAREN HUMPHREY and RICHARD HENRY HUMPHREY III, WIFE AND HUSBAND, by deed from LUCIA C. MCKNIGHT AND JOSEPH B. MCKNIGHT, WIFE AND HUSBAND, of record in Instrument No. 20200420-0041033, dated April 17, 2020, said Register's Office.

This is improved property located at: **3803 Rolland Road, Nashville, TN 37205.**

TO HAVE AND TO HOLD said land, together with all the privileges and appurtenances thereunto belonging to the said Grantee, their heirs and assigns, in fee simple forever, and the said Grantor does hereby re-affirm and ratify all covenants and warranties and stipulations made and provided in said deed of record in **Instrument No. 20260409-0028694**, Register's Office for Davidson County, Tennessee.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Signatures appear on following pages

IN WITNESS WHEREOF, the parties have executed this instrument on this 23rd day of July, 2026.

GRANTOR:

Alice Karen Humphrey

Alice Karen Humphrey

Richard Henry Humphrey III

Richard Henry Humphrey, III

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me by means of an interactive two-way audio/video communication, the undersigned, a Notary Public in and for said County and State, Alice Karen Humphrey and Richard Henry Humphrey, III, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at Office, this 23rd day of July, 2026.

Shira Kingrey

Notary Public

My Commission Expires: _____

Notarized online using audio-video communication technology



GRANTEE:

Kevin Virgin

Jessie Virgin

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Kevin Virgin and Jessie Virgin, husband and wife, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, at office, this 23rd day of July, 2026.

Notary Public

My Commission expires: _____

D DYLAN POTTER
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires 10-22-2029

Tennessee Certification of Electronic Document

I, Shira Kingrey, 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 July 23, 2026 (date of document).

Affiant Signature

July 23, 2026
Date

State of Tennessee

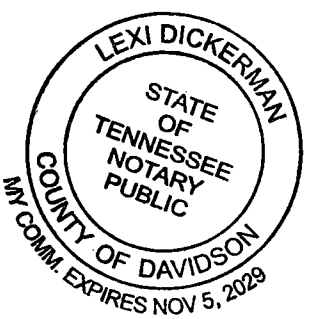
County of Davidson

Sworn to and subscribed before me this 23 day of July, 2026.

Lexi Dickerman
Notary's Signature

MY COMMISSION EXPIRES: 11/5/2029

NOTARY'S SEAL



Certificate of Completion

Powered by bluenotary

Session ID:	20144
Full Session ID:	6a60d523a3026111c1a20144
Status:	Completed
Reference Number:	6a60d523a3026111c1a20144
Session Start Time	July, 22nd 2026 at 09:35AM CDT (UTC-05)
Completed On	July, 23rd 2026 at 09:47AM CDT (UTC-05)

List of document(s)

Sr.	Name	Page(s)	Sign(s)	Size	SHA-256 Hash
1	Signed_Corrective Deed - 3803 Rolland Road (002).pdf	4	3	0.2 MB	f8e7ec8d705753035baf045c6b89c8d7e9ebdac3de75609024af5c1dc3475156

Participant Details

Name & Details	Event Details	Signature Details
#1 Shira Kingrey Role: Notary Email: skingrey+singlenotaryaccount@crtitleinc.com Commission No: NA Commission Expiry: 02 Sep 2029	Sent: July, 22nd 2026 at 09:35AM CDT (UTC-05) Viewed: July, 22nd 2026 at 09:35AM CDT (UTC-05) Signed: 23 Jul 2026 09:47:07 CDT (UTC-05) IP Address: 70.91.119.109 Location: Brentwood, Tennessee, United States, North America	Shira Kingrey Signature ID: 1784818027651
#2 Richard Henry Humphrey III Role: Signer Email: rick@mayfieldlumber.com	Sent: July, 22nd 2026 at 09:35AM CDT (UTC-05) Viewed: July, 23rd 2026 at 09:33AM CDT (UTC-05) Signed: 23 Jul 2026 09:46:19 CDT (UTC-05) KBA passed: July, 23rd 2026 at 09:37AM CDT (UTC-05) Photo ID passed: July, 23rd 2026 at 09:38AM CDT (UTC-05) IP Address: 2603:9004:bf0:b500:2032:c810:b411:9fa3 Location: Birmingham, Alabama, United States, North America	Richard Henry Humphrey III Signature ID: 1784817979948

#3 Alice Karen Humphrey Role: Signer Email: kariehumphrey63@gmail.com	Sent: July, 22nd 2026 at 09:35AM CDT (UTC-05) Signed: 23 Jul 2026 09:46:57 CDT (UTC-05) KBA passed: July, 23rd 2026 at 09:42AM CDT (UTC-05) Photo ID passed: July, 23rd 2026 at 09:43AM CDT (UTC-05)	Alice Karen Humphrey Signature ID: 1784818017381