Prepared by: Service Escrow & Title, Inc.
6001 Jackson Square Blvd. #700
Lavergne, TN 37086

Davidson County DEEDWARR
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20060303-0024636

State of Tennessee

County of Rutherford

Scrivener's Affidavit
(Re: Warranty Deed of record in
Instrument Number 20050527-0060292, Register's Office for Davidson County, Tennessee.)

Comes now, Jennifer R. Pierce, and states on oath:

1. That she is the President of Service Escrow & Title, Inc.;
2. That a certain Warranty Deed was prepared by Service Escrow & Title, Inc. dated May 21, 2005 by and between James Pemberton and Betty J. Pemberton, husband and wife, (Grantors) to Annette Duncan Brown (Grantee);
3. That said Warranty Deed was recorded with the Register of Deeds of Davidson County, Tennessee in Instrument Number 20050527-0060292 on May 27, 2005;
4. That the Warranty Deed contains needs additional information added to the derivation clause. The derivation clause shall be amended to read as follows:

Being the same property conveyed to James Pemberton and Betty J. Pemberton , husband wife, by Quitclaim Deed from Betty J. Pemberton of record in Instrument Number 20041105-0133570, Register's Office for Davidson County, Tennessee. Also being the same property conveyed to Betty J. Pemberton by Quitclaim deed from Frances O. Culbreath (retaining a life estate) of record in Instrument Number 20020917-0113162, Register's Office for Davidson County, Tennessee. Said Frances O. Culbreath having since died.

5. That this affidavit is made of my personal knowledge and given to correct and explain the above-described errors.

In witness whereof, this affidavit is executed this the 27th day of February, 2006.

Affiant
Service Escrow & Title, Inc.
By: Jennifer R. Pierce, President

State of Tennessee
County of Rutherford

Personally appeared before me, the undersigned, a notary public in and for said county and state the within named Jennifer R. Pierce, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged that she is the President of Service Escrow & Title, Inc., the within named bargainor, a corporation, and that as such President executed the foregoing instrument for the purposes therein contained, by personally signing the name of the corporation as President.

Witness my hand and seal at Lavergne, Tennessee, this 27th day of February, 2006.

Notary Public

SUSAN MAGNUSON
Notary Public At Large
RUTHERFORD COUNTY, TN

My commission expires: 9/17/07