This instrument prepared by:
Paul F. Soper
Attorney and Counsellor at Law
1 Burton Hills Blvd., Suite 330
Nashville, Tennessee 37215

Davidson County AFFIDAVIT
Recvd: 02/19/08 15:30 3 pgs
Fees:17.00 Taxes:0.00
20080219-0016221

AFFIDAVIT OF SCRIVENER'S ERROR

Comes now Paul Soper, who, having first been duly sworn according to law, deposes and says:

1. That I notarized a Warranty Deed, of record as Instrument No. 20070504-0053863, dated May 1, 2007, a copy of which is attached hereto as Exhibit A (the "Deed"), wherein William Wade and wife, Kimberly Wade, as Grantor, conveyed to Ida Williams, as Grantee, certain property in Davidson County, Tennessee;

2. That the intent of the parties was to effect the transfer of Lot 10, Owen's Buena Vista Plan of Lots, as shown in Plan Book 1, page 84 and Book 57, page 26, Register's Office for Davidson County, Tennessee (the "Plat");

2. That the legal description contained in the Deed incorrectly included Lot 9 of said Plat;

3. That, due to this error, the Deed should be corrected to change Lot 10 to Lot 9 from the legal description contained therein.

Further affiants say not.

PAUL F. SOPER

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned authority, a Notary Public in and for said county and State, PAUL F. SOPER, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who did say upon oath that the facts recited in this instrument are true, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 13th day of February, 2008.

NOTARY PUBLIC

My Commission Expires SEPT. 10, 2009

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 05/04/07 13:08 2 pgs
Fees:13.00 Taxes:403.30
[redacted]
20070504-0053863

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $109,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1ST DAY OF MAY, 2007.

Notary Public

MY COMMISSION EXPIRES: .

(AFFIX SEAL)

PAUL E. SOAR
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 20, 2010

THIS INSTRUMENT WAS PREPARED BY
West End Title & Escrow, LLC, One Burton Hills Blvd., Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ida Williams	Ida Williams	81-3-197
(NAME)	(NAME)	
2118 14th Avenue N.	2118 14th Avenue N.	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37208	Nashville, TN 37208	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, William Wade and wife, Kimberly Wade, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ida Williams, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 9 on the map showing the subdivision of Lot No. 21 of Owen's Buena Vista Plan of Lots, of record in Plan Book 1, page 84, R.O.D.C., Tennessee, also recorded in Book 57, page 26, R.O.D.C. Said Lot fronts 50 feet on the east side of 14th Avenue, North, formerly Nance Street, and runs back between parallel lines, 140 feet to an alley.

Being part of the same property conveyed to WILLIAM WADE AND WIFE, KIMBERLY WADE, by deed from CHOICE INVESTMENTS, LLC, of record as Instrument No. 20050114-0005549, dated January 12, 2005, said Register's Office.

This conveyance is subject to: 2007 county property taxes, a lien, but not yet due and payable; and all matters on the plan of Owen's Buena Vista Lots, of record in Plan Book 1, page 84, said Register's Office.

unimproved ☐
This is improved ☒ property, known as 2118 14th Avenue N., Nashville, TN 37208
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 1st day of May, 2007.

William Wade

Kimberly Carol Wade

EXHIBIT A

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, William and Kimberly Wade, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 1st day of May 2007.

Notary Public

My Commission Expires:

PAUL F. SOPER
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 20, 2010