Davidson County AFFIDAVIT
Recvd: 06/20/08 14:33 3 pgs
Fees:17.00 Taxes:0.00
20080620-0063813

After recording return to:
SHAPIRO AND KIRSCH, LLP
C/O Patricia Allen
6055 Primacy Pkwy., Ste. 410
Memphis, TN 38119
Re: 04-2797 (Derrick)

AFFIDAVIT RE: SCRIVENER'S ERROR

INSTRUMENT(S) BEING CORRECTED:
WARRANTY DEED, REC'D 11/11/99,
IN BK 11751, PG 925, RE-REC'D 9/1/00,
AT INSTR NO. 200009010086513;
DEED OF TRUST, REC'D 11/11/99,
IN BK 11751, PG 928.

Kristin A. Hauptman, being first duly sworn, states as follows:

1. I am Claims Counsel for United General Title Insurance Company, located at 8310 S. Valley Hwy., Ste. 130, Englewood, CO 80112. I have personal knowledge of, and am competent to testify in a court of competent jurisdiction concerning the facts set forth below.

2. On 11/11/99, Nashville Escrow Company, then an active agent of United General Title Insurance Company, closed the sale and new loan in connection with the purchase by Clarissa Derrick and spouse, Gary Derrick, of the property known as 3315 Quail View Dr., Nashville, TN 37217.

3. Through inadvertence and by mistake, the following incorrect legal description of the subject property was set forth on the Warranty Deed, recorded 11/11/99, in Book 11751, Page 925, in the Register's Office for Davidson County, Tennessee (said Warranty Deed was re-recorded in an attempt to correct the legal description on 9/1/00, at Instrument No. 200009010086513, in the Register's Office for Davidson County, Tennessee):

> Land in Davidson County, Tennessee, being Lot No. 43, on the Plan of Quail Valley, Section 4, Phase VII, on the Condominium Site Plan of record in Plat Book 5200, Page 522, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete and accurate legal description of said property.
>
> Being all the same property conveyed to Christopher John Thomas by Deed from Secretary of Housing and Urban Development of record in Book 7292, Page 448, Register's Office for Davidson County, Tennessee.

4. Also through inadvertence and by mistake, the following incorrect legal description of the subject property was attached to the Deed of Trust, recorded 11/11/99, in Book 11751, Page 928, in the Register's Office for Davidson County, Tennessee:

> Land in Davidson County, Tennessee, being Lot 43, on the Plan of Quail Valley, Section 4, Phase VII, on the Condominium Site Plan of record in Plat Book 5200,

Page 522, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete and accurate legal description of said property.

Being all the same property conveyed to the Grantor(s) herein by Warranty Deed being recorded immediately prior to the recording hereof.

5. The legal description on the Warranty Deed referred to in Paragraph 3 above, after correction of the scrivener's errors, is as follows:

Land in Davidson County, Tennessee, being Unit 19, Lot No. 43 on the Condominium Site Plan, Phase Seven, Lots 29-52 & 80, Section Four, Quail Valley, of record in Plat Book 5200, Pages 522-523, in the Register's Office for Davidson County, Tennessee, to which Plan reference is made herein for a more complete and accurate legal description of said property.

[The property described above was removed from the Condominium Site Plan, Phase Seven, Lots 29-52 & 80, Section Four, Quail Valley, of record in Plat Book 5200, Pages 522-523, by instruments of record in Book 7716, Page 824, and in Book 6900, Page 815, but has been re-annexed into said Plan by Resolution of Quail Valley Homeowner's Association, Inc., of record in Book 11401, Page 410, and Quitclaim Deed, of record in Book 11401, Page 416, in the Register's Office for Davidson County, Tennessee.]

Being all the same property conveyed to Christopher John Thomas by Deed from the Secretary of Housing and Urban Development, of record in Book 7292, Page 448, in the Register's Office for Davidson County, Tennessee.

Map/Parcel ID No.: 108-12-0A-055.00
Said property is known as: 3315 Quail View Dr., Nashville, TN 37217.

6. The legal description on the Deed of Trust referred to in Paragraph 4 above, after correction of the scrivener's errors, is as follows:

Land in Davidson County, Tennessee, being Unit 19, Lot No. 43 on the Condominium Site Plan, Phase Seven, Lots 29-52 & 80, Section Four, Quail Valley, of record in Plat Book 5200, Pages 522-523, in the Register's Office for Davidson County, Tennessee, to which Plan reference is made herein for a more complete and accurate legal description of said property.

[The property described above was removed from the Condominium Site Plan, Phase Seven, Lots 29-52 & 80, Section Four, Quail Valley, of record in Plat Book 5200, Pages 522-523, by instruments of record in Book 7716, Page 824, and in Book 6900, Page 815, but has been re-annexed into said Plan by Resolution of Quail Valley Homeowner's Association, Inc., of record in Book 11401, Page 410,

and Quitclaim Deed, of record in Book 11401, Page 416, in the Register's Office for Davidson County, Tennessee.]

Being all the same property conveyed to Grantor(s) herein by Warranty Deed [recorded 11/11/99, in Book 11751, Page 925, and re-recorded 9/1/00, at Instrument No. 200009010086513, in the Register's Office for Davidson County, Tennessee] being recorded in the Register's Office for Davidson County, Tennessee immediately prior to the recording hereof.

Map/Parcel ID No.: 108-12-0A-055.00
Said property is known as: 3315 Quail View Dr., Nashville, TN 37214.

Further the Affiant sayeth not.

Done under penalty of perjury this 18th day of June, 2008.

Kristin A. Hauptman

STATE OF COLORADO)
) ss.
COUNTY OF DOUGLAS)

Subscribed and sworn to before me this 18 day of June, 2008, by Kristin A. Hauptman.

Witness my hand and official seal.

My commission expires: Feb 4, 2014

KRISTIE MILLER NOTARY PUBLIC STATE OF COLORADO

[SEAL]

Notary Public

Instrument prepared by:
Kristin A. Hauptman, Esq.
United General Title Ins. Co.
8310 S. Valley Hwy., Ste. 130
Englewood, CO 80112