BILL GARRETT, Davidson County
Trans:T20090084113 AFFIDAVIT
Recvd: 12/14/09 14:00 7 pgs
Fees:37.00 Taxes:0.00
20091214-0113808

This document prepared by:
Weiss Spicer Cash, PLLC
208 Adams Avenue
Memphis, Tennessee 38103-1991

Cross Reference to:
Instrument 20081212-0119676 and
Instrument 20090506-0041573
Davidson County Register

State of TN
County of Shelby

SCRIVENER'S AFFIDAVIT

Before me, the undersigned attesting officer, in and for said State and County aforesaid, duly authorized to administer oaths, came Elizabeth A. Cash of Weiss Spicer Cash, (the "Affiant") who being sworn duly deposes as follows:

I.

On the 20th day of November, 2008, Weiss Spicer Cash, PLLC prepared the below described Quit Claim Deed for a transaction between Maria Akpotu (grantor) and T. Pool Manager, LLC (grantee) for the property located at 2107 and 2109 18th Avenue North, Nashville, Tennessee 37208. Said QuitClaim Deed was recorded in Instrument 20081212-0119676 of the Register's Office of Davidson County, Tennessee.

II.

Said Quit Claim contains a scrivener's error in that the legal description was incomplete. This error was unintentional. The correct and complete legal description that should have been included on the Quit Claim Deed of record in Instrument 2081212-0119676 of the Register's Office of Davidson County, Tennessee is as follows:

Parcel 21 (2101 18th Avenue North): Land in Davidson County, Tennessee, being the southerly 40 feet of Lot Nos. 27 and 28 on the plan of A.C. Dudley's Subdivision of part of the Nichol property, as of record in Book 161, Page 10, Register's Office for said County. Said part of Lot Nos. 27 and 28 front together 40 feet on the westerly side of 18th Avenue North, formerly Salem or Grove Street, and runs back 85 feet, more or less, on the northerly line and 91 feet on the southerly line with the northerly margin of an alley, to the easterly line of Lot No. 26, measuring 40 feet thereon.

Parcel 20 (2109 18th Avenue North): Land in Davidson County, Tennessee, being parts of Lot Nos. 27 and 28 on the plan of A.C. Dudley's Subdivision of the McDaniel Tract, as of record in Book 161, Page 10, Register's Office for said County, described as follows: Beginning on the westerly margin of 18th Avenue North; formerly Salem Street, in the center of a concrete wall at a point 66.4 feet, more or less, south of the southerly margin of Cass Street;

thence with said Avenue southwardly 43.6 feet, more or less, to a point 40 feet north of the northerly margin of an alley, said point being the northeast corner of the property conveyed to Lassie Mai Dice Cushman, by deed from G. B. Cantrell of record in Book 1264, Page 284, said Register's Office; thence with said Cushman's northerly line westwardly 85 feet, more or less, to the center of said concrete wall; thence with the center of said wall eastwardly 81 feet, more or less, to the beginning.

III.

Said Quit Claim Deed contained a scrivener's error in that one of the two parcel numbers for tax identification purposes was omitted. This error was unintentional. The property has two parcel numbers as follows:

081 07 0 020.00 and 081 07 0 021.00

IV.

This Affidavit is made of my personal knowledge to correct the error above described. I am aware that this Affidavit will be relied upon by lenders, attorneys, title holders, prospective purchasers and title insurance companies. Executed this 8 day of September 2009.

Elizabeth Ann Cash

Elizabeth Ann Cash as Member of Weiss Spicer Cash, PLLC

****

Subscribed to and sworn before me this 9th day of Dec, 2009.

Brenda L. Doyle

Notary Public

My commission expires: 8.22.2012

****

BRENDA L. DOYLE STATE OF TENNESSEE NOTARY PUBLIC SHELBY COUNTY

My Comm. Exp. 8-22-2012

OATH AND ACKNOWLEDGMENT

State of Tennessee
County of Shelby

BEFORE ME, a Notary Public of the state and county mentioned, personally appeared Elizabeth Ann Cash, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be a member of Weiss Spicer Cash, PLLC and who acknowledged that he/she as such, being authorized so to do, executed and delivered the foregoing instrument on behalf of Weiss Spicer Cash, PLLC.

Witness my hand and seal, this 9th day of Dec., 2009.

Brenda L. Doyle
Notary Public

My Commission Expires: 8-22-2012

BRENDA L. DOYLE
STATE OF TENNESSEE NOTARY PUBLIC
SHELBY COUNTY
My Comm. Exp. 8-22-2012

This instrument prepared by:
WEISS SPICER CASH, PLLC
Attorneys at Law
208 Adams Avenue
Memphis, TN 38103
(901) 526-8296

Davidson County DEEDQC
Recvd: 12/12/08 11:22 2 pgs
Fees:12.00 Taxes:0.00
[redacted]
20081212-0119676

QUIT CLAIM DEED

THIS INDENTURE, made and entered into as of the 20th day of November, 2008, by and between Maria Akpotu, party of the first part, and T. Pool Manager, LLC, party of the second part.

WITNESSETH: That for and in consideration of the sum of Ten Dollars ($10.00) cash in hand paid and full cancellation of the obligations of the party of the first part by virtue of the Deed of Trust of record in Instrument 20060321-0032115 of the Register's Office of Davidson County, Tennessee, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, the party of the first part does hereby bargain, sell, release, remise, quit claim and convey unto the party, of the second part, the following described real estate, situated in the County of Davidson, State of Tennessee and being more particularly described to wit:

Being part of Lot Nos. 27 and 28 on the Plan of A.C. Dudley's Subdivision of part of the Nichol Property, as shown of record in Book 161, Page 10, Register's Office of Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.
Being the same property conveyed by Deed of record in Instrument 20060321-0032114, Register's Office of Davidson County, Tennessee.

IN WITNESS WHEREOF, the said Maria Akpotu has hereunto set her signature, this 20th day of November, 2008.

MAkpotu
Maria Akpotu

****

State of Tennessee
County of Shelby

Personally appeared before me, Anna Acosta, a Notary Public in and for the State and County aforesaid, Maria Akpotu, the within named person, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office, on this 20th day of November, 2008.

Anna Acosta
Notary Public

My Commission Expires: 11/15/2010

ANNA ACOSTA STATE OF TENNESSEE NOTARY PUBLIC SHELBY COUNTY My Commission Expires 11/15/2010

****

Property Address: 2107 & 2109 18th Avenue North, Nashville, TN 37208
Parcel # 81-7-21
New Owner → Mail Tax Bill to: T. Pool Manager, LLC
P.O. Box 536575
Orlando, FL 32853

STATE OF TENNESSEE
COUNTY OF Shelby
I hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $0

MAkpotu
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF November, 2008.

Anna Acosta
Notary Public
My Commission Expires: 11/15/2010

ANNA ACOSTA STATE OF TENNESSEE NOTARY PUBLIC SHELBY COUNTY My Commission Expires 11/15/2010

BILL GARRETT, Davidson County
Trans:T20090030050 AFFIDAVIT
Recvd: 05/06/09 11:12 2 pgs
Fees:12.00 Taxes:0.00
[redacted]
20090506-0041573

This document prepared by:
Weiss Spicer Cash, PLLC
208 Adams Avenue
Memphis, Tennessee 38103-1991

Cross Reference to
Instrument 20081212-0119676
Davidson County Register

State of TN
County of Shelby

SCRIVENER'S AFFIDAVIT

Before me, the undersigned attesting officer, in and for said State and County aforesaid, duly authorized to administer oaths, came Elizabeth A. Cash of Weiss Spicer Cash, PLLC (the "Affiant") who being sworn duly deposes as follows:

I.

On the 20th day of November, 2008, Weiss Spicer Cash PLLC, prepared the below described Quit Claim Deed between Maria Akpotu (grantor) and T. Pool Manager, LLC (grantee) for a transaction involving the property located at 2107 and 2109 18th Avenue North., Nashville, Tennessee 37208. Said Quit Claim Deed was recorded in Instrument 20081212-0119676 of the Register's Office of Davidson County, Tennessee.

II.

Said Quit Claim Deed contains a scriveners error in that the legal description was incomplete. This error was unintentional. The correct and complete legal description that should be shown is as follows:

Being the southerly 60 feet of Lot Nos. 27 and 28 on the Plan of A.C. Dudley's Subdivision of part of the Nichol Property, as shown of record in Book 161, Page 10, Register's Office of Davidson County, Tennessee.

Said part of Lot Nos. 27 and 28 front together 40 feet on the westerly side of 18th Avenue North, formerly Salem or Grove Street, and runs back 85 feet, more or less, on the northerly line and 91 feet on the southerly line with the northerly margin of an alley, to the easterly line of Lot No. 26, measuring 40 feet thereon.

III.

Said Quit Claim Deed contained a scrivener's error in that one of the two parcel numbers for tax identification purposes was omitted. This error was unintentional. The property has two parcel numbers as follows:

081 07 0 020.00 and 081 07 0 021.00

IV.

This Affidavit is made of my personal knowledge to correct the error above described. I am aware that this Affidavit will be relied upon by lenders, attorneys, title

holders, prospective purchasers and title insurance companies. Executed this 5th day of May, 2009.

Weiss Spicer Cash, PLLC

Elizabeth A. Cash

By: Elizabeth A. Cash

Title: Member/Partner

****

Subscribed to and sworn before me this 5th day of May, 2009.

Brenda L. Doyle
Notary Public

My commission expires: 8/22/2012

BRENDA L. DOYLE STATE OF TENNESSEE NOTARY PUBLIC SHELBY COUNTY

My Comm. Exp. 8-22-2012

****

OATH AND ACKNOWLEDGMENT

State of Tennessee
County of Shelby

Personally appeared before me, Brenda L. Doyle a Notary Public in and for the State and County aforesaid, Elizabeth A. Cash, the within named person, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office, on this 5th day of May, 2009.

Brenda L. Doyle
Notary Public

My Commission Expires: 8/22/2012

BRENDA L. DOYLE STATE OF TENNESSEE NOTARY PUBLIC SHELBY COUNTY

My Comm. Exp. 8-22-2012