Prepared By:
Signature Title Services, LLC
4711 Trousdale Dr. Suite 120
Nashville TN 37220

Please Record & Return to:
Signature Title Services, LLC
4711 Trousdale Dr. Ste 120
Nashville TN 37220

SCRIVENER'S AFFIDAVIT

(Reference deed of record in Instrument No. 20100804-0061535, in the Register's Office of Davidson County, Tennessee)

Comes now that I, **Michelle Crawford** having an address of 4711 Trousdale Dr. Suite 120, Nashville TN, 37220 states on oath:

1.) That I, Michelle Crawford, prepared a certain Quitclaim Deed, dated May 26, 2010, wherein Flor Melgar, sole proprietor conveys said property to Rosie Dominiguez, Trustee of the Melgar F. Revocable Living Trust for property located at 458 Clearwater Drive, Nashville TN 37217;

2.) That said documents was originally recorded with the Register's Office of Davidson County, Tennessee, in Instrument No. 20100804-0061535;

3.) That the legal description was missing off of the original recorded document as attached here as Exhibit A;

4.) That the legal should be added and read as follows:
Being Lot No. 145 on the Plan of Edge-O-Lake Estates, Section VIII, as of record in Plat Book 3700, Page 101, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description.

5.) That this affidavit is given to correct and explain the errors and to assist the present owner, as well as all future owners, lenders, title examiners, and insurers.

Michelle Crawford

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, within named, MICHELLE CRAWFORD, 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 purpose therein contained.

Witness my hand and seal at Nashville, TN, this 27th day of August, 2010.

DAVID R.A. ROETGER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Notary Public

My Commission Expires: 7-21-13

BILL GARRETT, Davidson County
Trans:T20100053830 AFFIDAVIT
Recvd: 08/30/10 10:44 2 pgs
Fees:12.00 Taxes:0.00
20100830-0068410

"Exhibit A"

THIS INSTRUMENT WAS PREPARED BY:

Signature Title Services, LLC
505 East Main Street, Suite B
Hendersonville, TN 37075

THIS INSTRUMENT WAS PREPARED BY INFORMATION FURNISHED BY THE PARTIES. THE PREPARER MAKES NO CLAIM OR WARRANTIES AS TO THE STATUS OF THE TITLE.

STATE OF TENNESSEE
COUNTY OF

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THE TRANSFER IS $-0.

Affiant

SUBSCRIBED AND SWORN TO BE ME, THIS 6 DAY OF May 2010.

Notary Public

My Commission Expires 11-7-12

PATRICIA GUTIERREZ STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires November 7, 2012

Address of New Owner:
Rosie Dominguez, Trustee
458 Clearwater Drive
Nashville, TN 37217

Send Tax Bill To:
New Owner

Map/Parcel Number:
150-01-0 178.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid by the herein GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Flor Melgar, Sole Proprietor** "GRANTORS", by these presents, does hereby quitclaim and convey unto **Rosie Dominguez, Trustee of the Melgar F. Revocable Living Trust**, herein called "GRANTEES", their successors, heirs and assigns all of their rights, title and interests in and to a certain tract or parcel of land in **Davidson County**, State of **Tennessee**, described as follows, to-wit:

Being the same property acquired by the party of the first part pursuant to the provisions of the National Housing Act, as amended (12USC 1701 et seq.) and the Department of Housing and Urban Development Act (42 U.S.C. 3531), by deed dated December 20, 2005, and recorded at Instrument No. 20060208-0015796 in the Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Flor Melgar, Sole Proprietor, by Warranty Deed from The Secretary of Housing and Urban Development of Washington, D.C., and/or his/her successors and/or assigns, as recorded the 17th day of May 2006 in Instrument No. 200605170058024 in said Register's Office of Davidson County, Tennessee.

This is improved property known as 458 Clearwater Drive, Nashville, TN 37217.

BILL GARRETT, Davidson County
Trans:T20100048164 DEEDQC
Recvd: 08/04/10 16:21 3 pgs
Fees:17.00 Taxes:0.00
[redacted]
20100804-0061535

WITNESS our hands this 26 day of May, 2010.

Flor Melgar

STATE OF TENNESSEE
COUNTY OF

Before me, the undersigned, a Notary Public in and for the said County and State, personally appeared **Flor Melgar**, whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the forgoing instrument for the purpose therein contained.

Witness my hand this 6 day of May, 2010.

Notary Public

PATRICIA GUTIERREZ STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires November 7, 2012

My commission expires: 11-7-12