Prepared by:

Perrone & Young, Attorneys
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STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

BILL GARRETT, Davidson County
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20100927-0076652

Scrivener's Affidavit
(Re: Warranty Deed of record in Instrument No. 20091118-0106095, Register's Office for Davidson County, Tennessee.)

Comes now, Emily Prophet, and states on oath:

1. That he/she is authorized employee on behalf of Perrone & Young, Attorneys:
2. That a certain Warranty Deed was prepared by Perrone & Young, Attorneys, dated November 16, 2009 by and between Fortuna Asset Partners, a Tennessee general partnership (Grantor) and Derek W. Edwards and wife, Stephanie P. Edwards (Grantees);
3. That said Warranty Deed was recorded with the Register of Deeds of Davidson County, Tennessee in Instrument No. 20091118-0106095 on November 18, 2009;
4. The Warranty Deed contains an error in the legal description.
5. The actual legal description should read as follows:
   Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of First Revision of Jardin de Belle Subdivision, a Planned Unit Development, of record in Instrument No. 20090318-0024530, , Register's Office for Davidson County, Tennesse..

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

In witness whereof, this affidavit is executed this the 24th day of September, 2010.

Perrone & Young, Attorneys

By: _____
Emily Prophet, Closing Agent

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual consideration for this transfer of property is ***$ -0-*** and no other monetary consideration.

_____
Affiant

Sworn to and subscribed before me this 24th day of September, 2010.

_____
NOTARY PUBLIC

ROBERT L. SANDERS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON, COUNTY

My commission expires: 11-22-10

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a notary public in and for said county and state the within named Emily Prophet, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged that he/she is the Closing Agent of Perrone & Young, Attorneys, the within named bargainor, a company and that as such Closing Agent executed the foregoing instrument for the purposes therein contained, by personally signing the name of the company as Closing Agent.

Witness my hand and seal at Brentwood, Tennessee, this 24th day of September, 2010.

_____
Notary Public

My commission expires: 11-22-10

ROBERT L. SANDERS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON, COUNTY