THIS INSTRUMENT PREPARED BY:
TrustLand Title & Escrow, LLC.
1720 West End Avenue, Suite 400
Nashville, Tennessee 37203

AFFIDAVIT OF SCRIVENER'S ERROR EXECUTED PURSUANT TO T.C.A. 66-24-101(A) (26)

GRANTEES:	James T. Taylor and Stacey Ann Taylor, Husband and Wife
GRANTORS:	Marquis Homes, LLC, a limited liability company
PROPERTY DESCRIPTION:	Land in Davidson County, Tennessee, being Unit 1086, WOODBURY TOWNHOMES, PHASE 1 Planned Unit Development, as shown on plat of record in Instrument No. 20050216-0017693, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.
ADDRESS:	1086 Woodbury Falls Drive, Nashville, Tennessee 37221

BILL GARRETT, Davidson County
Trans:T20110023037 AFFIDAVIT
Recvd: 04/19/11 12:22 2 pgs
Fees:12.00 Taxes:0.00
20110419-0030167

I, Chris Corriveau, as an Authorized Agent for TrustLand Title & Escrow, LLC, being duly sworn according to law, do hereby make oath that the following statements are true to the best of my information, knowledge and belief:

My office prepared the Special Warranty Deed to convey the above described property from Marquis Homes, LLC, a limited liability company, ("Grantor"), to James T. Taylor and Stacey Ann Taylor, Husband and Wife, ("Grantee"). The said Special Warranty Deed was executed by the Grantor and delivered to Grantee on March 5, 2007, and then recorded on March 12, 2007, in Instrument No. 20070312-0030374, Register's Office for Davidson County, Tennessee.

It has come to my attention that the Special Warranty Deed contains a typographical error in that it purports to convey Unit 1041 rather than Unit 1086. The reference to Unit 1041 is an error and nullity since the Grantors did not own Unit 1041, but did own Unit 1086.

We also prepared the property description in a Deed of Trust to convey said Unit 1086 from James T. Taylor and his wife Stacey Ann Taylor, ("Borrowers") to Tonya Esquibel, Trustee for the benefit of CTX Mortgage Company, LLC, to secure a loan made by the Borrowers. The said Deed of Trust was signed and delivered by Borrowers on March 5, 2007, and recorded March 12, 2007, in Instrument No. 20070312-0030375, Register's Office for Davidson County, Tennessee. The property description in the said Deed of Trust contains the same typographical error as in the aforesaid Special Warranty Deed.

The purpose of this Affidavit is to correct the typographical error in the said Special Warranty Deed to reflect that the Grantors intended to convey Unit No. 1086 to the Grantee, and the Grantees as Borrowers intended to convey said Unit No. 1086 to the Trustee in the said Deed of Trust.

Further Affiant sayeth naught.

WITNESS MY HAND on this 18th day of April, 2011

Chris Corriveau as Authorized Agent for
TrustLand Title & Escrow, LLC.

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Chris Corriveau, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be an Authorized Agent of TrustLand Title & Escrow, LLC, the within named bargainor, a limited liability company, and that he as such Authorized Agent, executed the foregoing instrument for the purposes there in contained, by signing the name of the limited liability company by himself as Authorized Agent.

Witness my hand and official seal at Nashville, Tennessee, this 18th day of April, 2011.

LISA FOREMAN
STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 10, 2012

Notary Public

My Commission Expires: _____