6

BILL GARRETT, Davidson County
Trans:T20110052452 AFFIDAVIT
Recvd: 08/25/11 11:15 1 pgs
Fees:12.00 Taxes:0.00
20110825-0065799

Property Address:
1008 Pebble Brook
Nashville, TN 37221
Map-Par. 142-8-B-64CO

SCRIVENER'S AFFIDAVIT

WHEREAS, on July 31, 2006 Esquire Title & Escrow, Inc. prepared a Warranty Deed conveying certain real property to **Matthew Howard Keiper, a single person** with said Deed having been recorded in Record Instrument No. 20060803-0095017 Register's Office for Davidson County and;

WHEREAS, by Scrivener's error, the legal description contained an incorrect page number in the Deed and needed additional language added.

The correct legal is as follows: A certain condominium apartment in Davidson County, Tennessee, described as Unit No. 64, of Coronada Town Home Condominiums, a Horizontal Property Regime, located in Nashville, Tennessee, as shown on the plat of Phase III, Coronada Town Home Condominiums, recorded in Plat Book 5200, Page 67, said Register's Office, and described in Master Deed of record in Book 4901, Page 679, as amended in Book 5202, page 329, Book 5306, page 241, Book 5522, Page 675 and Book 5869, Page 269, said Register's Office, to which to which reference is hereby made. The easement, restrictive covenants, conditions, and regulations imposed upon and relating to the apartments, property, co-owners and tenants of Coronada Town Home Condominiums, Condominium Apartments contained in the Master Deed recorded in Book 4901, Page 679, and By-Laws of record in Book 5202, page 329, Book 5306, Page 241, Book 5522, Page 675 and Book 5869, Page 269, and By-Laws recorded in Book 4901, Page 702 as amended in Instrument No. 20100304-0016850, Register's Office for Davidson County, Tennessee, are Incorporated herein by reference and made a part hereof the same as though copied herein.

Being the same property conveyed to Cara Donahue and Dave Donahue wife and husband by Deed from Doug Kennedy, an unmarried man dated January 19, 2005 of record in Instrument No. 20050119-0006672, Register's Office for Davidson County, Tennessee.

NOW, Therefore this Affidavit is being executed for the express purpose of acknowledging and correcting the Scrivener's error in said Deed. The above referenced legal description is hereby substituted for the legal description contained in Record Instrument No. 20060803-0095017 as if recorded verbatim therein upon original execution.

Signed this 22nd day of August, 2011.

Esquire Title and Escrow, Inc.

BY: _____
I. Dyke Tatum, President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned Notary Public, of State and County aforesaid, personally appeared **I. Dyke Tatum** with whom I am personally acquainted, and who, upon oath, acknowledged himself to be **President of Esquire Title and Escrow, Inc.** the within named bargainor, and that he as such **President**, being authorized to do so, executed the foregoing instrument for the purpose therein contained, and that he executed the same as his free act and deed.

Witness my hand and official seal at **Nashville**, Tennessee this 22nd day of August, 2011.

Theresa L Smith
Notary Public

My Commission expires: 11/5/2014

Prepared By:
ESQUIRE TITLE & ESCROW, INC.
30 BURTON HILLS BLVD. STE. 200
NASHVILLE, TN 37215

THERESA L. SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 5, 2014