BILL GARRETT, Davidson County
Trans:T20110061743 AFFIDAVIT
Recvd: 10/04/11 13:26 2 pgs
Fees:12.00 Taxes:0.00
20111004-0076905

**Prepared By:**

**Chapman & Rosenthal Title, Inc.**

**3817 Bedford Ave, Ste 140**

**Nashville, TN 37215**
09-08-006

**AFFIDAVIT OF PETER WEISS, ATTORNEY**

STATE OF TENNESSEE
COUNTY OF DAVIDSON

WHEREAS, on October 21, 2009, Peter Weiss, Attorney at Law, was an employee of Weiss & Weiss, Attorneys At Law, and in his capacity with Weiss & Weiss, Attorneys At Law, he prepared and notarized a Warranty Deed for property located at 124 Taggart Avenue, Tennessee 37205 executed by Crestview Properties, LLC.

WHEREAS, on October 21, 2009 Peter Weiss sent for recording said Warranty Deed but the legal description contained the incorrect Book number for the plat.

WHEREAS, the aforementioned Warranty Deed was incorrectly recorded in the Register's Office of Davidson County, Tennessee in Instrument No. 20091022-0097751, by scrivener's error, and Peter Weiss, Attorney, by this sworn affidavit, desires to correct this error by recording this affidavit and the attached exhibit of the formerly incorrectly recorded Page 1 of said Warranty Deed. The Book number should have referenced Book 1130. Please see attached Exhibit A.

FURTHER AFFIANT SAYETH NAUGHT.

Peter Weiss, Attorney

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority in and for the jurisdiction aforesaid, the within named bargainor, Peter Weiss, Attorney, who being by me first duly sworn according to law, states on oath that the statements contained in the above and foregoing instrument as true and correct as therein stated and set forth.

WITNESS my hand and Official Seal at office this 4th day of September, 2011.

NOTARY PUBLIC

My Commission Expires: 9/9/14

DEE FILES KENNEDY
STATE OF TENNESSEE
NOTARY PUBLIC
COUNTY OF DAVIDSON

# EXHIBIT "A"

## WARRANTY DEED

Davidson County DEEDWARR
Recvd: 10/22/09 13:21 2 pgs
Fees:13.00 Taxes:3422.50
20091022-0097751

PETER WEISS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON

State of Tennessee )
County of Davidson )

09-08-006-D

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $925,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 21st day of October, 2009

Notary Public

My Commission Expires: 01/03/11 (AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**

**Weiss & Weiss, Attorneys at Law, 761 Old Hickory Blvd., Suite 301, Brentwood, TN 37027**

| ADDRESS FOR NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL-NUMBERS |
|---|---|---|
| SCOTT P. BURNS (NAME) | FLAGSTAR FINANCIAL GROUP, INC. (NAME) | 130-5 |
| 124 Taggart Avenue (ADDRESS) | 5151 Corporate Drive (ADDRESS) | 76.00 |
| Nashville, TN 37205 (CITY) (STATE) (ZIP) | Troy, MI 48098-2639 (CITY) (STATE) (ZIP) | |

**FOR AND CONSIDERATION** of the sum of ten dollars ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, I/we; CRESTVIEW PROPERTIES, LLC, A TENNESSEE LIMITED LIABILITY COMPANY, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto SCOTT P. BURNS, MARRIED, hereinafter called the Grantee(s), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit: **should be 1130

LAND in Davidson County, Tennessee being Lot No. 11, Block "C", on the Plan of Second Revised Plan of The Highlands of Bellemeade No. 2, of record in Book 330, Page 72, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

BEING the same property conveyed to CRESTVIEW PROPERTIES, LLC, A TENNESSEE LIMITED LIABILITY COMPANY, by Deed from THOMAS L. HICKABY AND WIFE, JUDY B. HUCKABY, dated October 17, 2006, of record in Instrument No. 20061019-0129868, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; ***and taxes for the current year which have been prorated and PAID by the Grantor(s) herein.***

BEING unimproved ☐
Improved ☒ property known as: **124 Taggart Avenue, Nashville, TN, 37205.**

(House Number) (Street) (City or Town) (State) (Zip)