This Instrument Prepared by:
Isham B. Bradley
Attorney at Law
1600 Westgate Circle, Suite 100
Brentwood, TN 37027

BILL GARRETT, Davidson County
Trans:T20120085875 AFFIDAVIT
Recvd: 11/09/12 10:36 2 pgs
Fees:12.00 Taxes:0.00
20121109-0103694

SCRIVENER'S AFFIDAVIT

Comes now Isham B. Bradley (hereinafter sometimes referred to as "Affiant") and after first being duly sworn according to law, hereby states the following facts are true based upon his personal knowledge, information and belief, to wit:

1. I am an attorney licensed to practice law in the State of Tennessee.

2. I prepared a Revocable Trust Agreement ("RTA") for Roger D. Baskette, Sr. and his wife, Thetis P. Baskette, wherein they were the Trustors, initial Trustees and beneficiaries. Mr. and Mrs. Baskette executed the RTA on January 31, 2012 and thereby formed a trust named "The Roger D. Baskette, Sr. and Thetis P. Baskette Revocable Trust" (the "Trust"). Mr. and Mrs. Baskette are now both deceased.

3. At the same time I prepared the RTA, I also prepared a Quitclaim Deed wherein Mr. and Mrs. Baskette subjected the real property therein described to the terms of the Trust. They executed the said Quitclaim Deed contemporaneously with the execution of the RTA and the Quitclaim Deed was recorded in the Register's Office for Davidson County, Tennessee as Instrument No. 20120201-0009780.

4. It has come to my attention that the wording in said Quitclaim Deed may not fully comply with the provisions of the Tennessee Uniform Trust Code (T.C.A. §35-15-101, et seq.), specifically T.C.A. §35-15-401, since the Quitclaim Deed does not specifically convey the property therein described to Roger D. Baskette, Sr. and Thetis P. Baskette as Trustees of the Trust.

5. This affidavit is made to correct the omission by me in the said Quitclaim Deed of the names Roger D. Baskette, Sr. and Thetis P. Baskette as the Trustees of the Trust as the Grantees of the property described in said Quitclaim Deed and thereby to more specifically conform the language in said Quitclaim Deed with the requirements of T.C.A. §35-15-401.

6. This Affidavit further confirms that the requirements necessary to create a trust as set forth in T.C.A. §35-15-402 were met since Mr. and Mrs. Baskette as the Trustors had the capacity to create a trust, the said Trustors indicated their intent to create the trust by the execution of the RTA and the Quitclaim Deed, the Trust has definite beneficiaries as defined in T.C.A. §35-15-402(b), the Trustors have duties to perform as set out in the RTA, and the same persons are not the sole trustee and sole beneficiary.

Further Affiant saith not.

Executed this 18 day of October, 2012.

Isham B. Bradley

JURAT AND ACKNOWLEDGMENT

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State aforesaid, Isham B. Bradley, the within named affiant, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence and who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and seal this 18th day of October, 2012.

My Commission Expires: Nov 14, 2012

R. Francene Kavin
Notary Public

R. FRANCENE KAVIN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Return To:

FOUNDATION
TITLE AND ESCROW, LLC
2672 N Mt Juliet Rd., Ste. C
Mt Juliet, TN 37122