BILL GARRETT, Davidson County
Trans:T20130065068 AFFIDAVIT
Recvd: 07/30/13 14:04 3 pgs
Fees:17.00 Taxes:0.00
20130730-0079296

This instrument prepared by & return to:
Tenise A. Cook, Esq.
Rubin Lublin TN PLLC
3740 Davinci Court, Ste 150
Peachtree Corners, Georgia 30092

Please cross reference to:
Instrument No. 20061115-0142089
Instrument No. 20071204-0140548
Davidson County, Tennessee Records

## SCRIVENER'S AFFIDAVIT

STATE OF Tennessee
COUNTY OF Davidson

BEFORE ME, the undersigned Notary who is authorized to administer oaths and take testimony in the aforesaid jurisdiction, personally appeared before me, Alan Mazer, formerly of Saturn & Mazer Title Services, Inc., who is well known to me and said person swore under oath and stated as follows:

1. That Saturn & Mazer Title Services, Inc. prepared and submitted the following for recording:

- Warranty Deed from Sybil McCrosky to Saul Jenkins and wife, Carol Jenkins, dated November 13, 2006, and recorded November 15, 2006, in Instrument No. 20061115-0142089, Davidson County, Tennessee Register's Office (hereinafter, the "Warranty Deed").

- Deed of Trust from Carol Jenkins and husband, Saul Jenkins, to Robert M. Wilson, Jr., as Trustee for Mortgage Electronic Registration Systems, Inc., as nominee for Countrywide Bank, FSB., dated November 30, 2007, and recorded December 4, 2007, in Instrument No. 20071204-0140548, Davidson County, Tennessee Register's Office (hereinafter, the "Deed of Trust").

2. That the legal description in the above-referenced Warranty Deed and Deed of Trust incorrectly references Clairborne Addition. The correct subdivision is Claiborne Addition. Further, Tract 2 references "easterly 155 feet of Lot 171." The correct reference

is "easterly 115 feet of Lot 171". The correct legal description is attached hereto as Exhibit "A".

3. That he knows that the correction of these errors to the documents is consistent with the intentions of the parties and does not in any way change or alter the understanding and intentions of the parties who executed said instrument.

4. This affidavit is given with the understanding that it will be relied upon by title insurance companies, future purchasers and future lenders.

FURTHER AFFIANT SAYS NOT.

Sworn to and subscribed before me this 18 day of July, 2013

Alan Mazer

**ACKNOWLEDGEMENT**

**STATE OF:**
**COUNTY OF:**

Before me, the undersigned, a Notary Public in and for the County and State, personally appeared Alan Mazer, formerly of Saturn & Mazer Title Services, Inc., with whom I am personally acquainted, (or proved to me his identity on the basis of satisfactory evidence) and who, upon oath, acknowledged such person to be authorized to execute the foregoing Affidavit and whose name is subscribed to the foregoing Affidavit, and who acknowledges that the contents of said Affidavit are true and correct and that the Affidavit was executed for the purposes therein contained.

Witness my hand and official seal at office, this 18th day of July, 2013.

NOTARY PUBLIC

My Commission Expires: 3/3/14

Notary Seal

SCOTT HOELSCHER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

EXHIBIT "A"

**TRACT 1**: LAND IN DAVIDSON COUNTY, TENNESSEE, BEING THE EASTERLY 115 FEET OF LOT NO. 170 ON THE MAP OF MAURY AND **CLAIBORNE ADDITION** TO NASHVILLE OF RECORD IN BOOK 21, PAGES 84 & 85, REGISTER'S OFFICE FOR SAID COUNTY.

SAID PART OF SAID LOT FRONTS 35 FEET ON THE WESTERLY SIDE OF MAURY STREET AND EXTENDS BACK BETWEEN PARALLEL LINES ALONG THE SOUTHERLY MARGIN OF FAIN STREET, FORMERLY SPRING STREET 115 FEET TO A DEAD LINE.

**TRACT 2**: LAND IN DAVIDSON COUNTY, TENNESSEE, BEING THE **EASTERLY 115 FEET OF LOT 171** ON THE MAP OF MAURY AND **CLAIBORNE ADDITION** TO NASHVILLE OF RECORD IN BOOK 21, PAGES 84 & 85, REGISTER'S OFFICE FOR SAID COUNTY.

SAID PART OF SAID LOT FRONTS 35 FEET ON THE WESTERLY SIDE OF MAURY STREET AND EXTENDS BACK BETWEEN PARALLEL LINES 115 FEET TO A DEAD LINE.