INSTRUMENT PREPARED BY AND RETURN TO:
Stewart Title Company
13026 Lebanon Road, Suite 100
Mt. Juliet, Tennessee 37122

BILL GARRETT, Davidson County
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SCRIVENER'S AFFIDAVIT

STATE OF TENNESSEE
County of **WILSON**

Comes now the Affiant, **Tracey Trumphour**, after being first duly sworn according to law, and does hereby swear and make oath to the following:

My office prepared a certain Warranty Deed, appearing of record in **Instrument Number 20141118-0106326, Register's Office for Davidson County, Tennessee**, wherein:

1. The Grantor(s) name was inadvertently shown as **The Estate of Bess K. Andrews,** hereinafter called the GRANTOR(S) . . . . and;

2. The derivation clause inadvertently read as follows:

   "Being the same property conveyed to Ann M. Knight and Bess Andrews, tenants in common with right of survivorship by Warranty Deed dated 10/15/2002 from Park Place Ventures LLC of record in Instrument 200210160126965, Register's Office for Davidson County, Tennessee. Said deed was re-recorded in Instrument 200210290132427.

   Further being the same property conveyed to Bess A. Andrews by Quit Claim Deed dated 04/16/2008 from Ann M. Knight of record in Instrument 200804250042310, Register's Office for Davidson County, Tennessee.

3. The purpose of this Affidavit is to **correct the Grantor's name and to correct the language in the derivation clause.**

   The Grantor(s) should have read as follows:

   Van M. Adams, Trustee of The Estate of Bess K. Andrews hereinafter called the GRANTOR(S) . . . .

   The derivation clause should have read as follows:

   "Being the same property conveyed to Ann M. Knight and Bess Andrews, tenants in common with right of survivorship by Warranty Deed dated 10/15/2002 from Park Place Ventures LLC of record in Instrument 200210160126965, Register's Office for Davidson County, Tennessee. Said deed was re-recorded in Instrument 200210290132427.

Further being the same property conveyed to Bess A. Andrews by Quit Claim Deed dated 04/16/2008 from Ann M. Knight of record in Instrument 200804250042310, Register's Office for Davidson County, Tennessee. **Bess Andrews having since died on April 13, 2014 testate Docket 14P739. Letter of Testamentary was filed of record on May 8, 2014, naming Van M. Adams, Executor.**

Bess Andrews, Bess A. Andrews and Bess K. Andrews are one and the same person.

FURTHER AFFIANT SAYETH NOT.

Affiant

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned authority, a notary public in and for said county and state, the within named **Tracey Trumphour**, which 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 OFFICIAL SEAL, this the 22nd day of **December, 2014**.

NOTARY PUBLIC

My commission expires: 4/19/2017

DEBBIE A MITCHELL
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER

01288-22983
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