THIS INSTRUMENT PREPARED BY:
JOHN T. COOK, P.C.
2927 Berry Hill Drive
Nashville, TN 37204
File #26409-2

BILL GARRETT, Davidson County
Trans:T20150000456 AFFIDAVIT
Recvd: 01/05/15 09:02 2 pgs
Fees:12.00 Taxes:0.00
20150105-0000570

BOX #14

# AFFIDAVIT OF SCRIVENER'S ERROR

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

IN RE:

Warranty Deed executed October 15th, 2014, by and between the following:
GRANTOR: Carbine & Associates, LLC, a Tennessee limited liability company
GRANTEES: James L. Murphy III and Marie A. Murphy
Improved Property Known as: 1316 Duncanwood Court, Nashville, TN 37204

COMES NOW, **Katherine Goodson**, hereinafter referred to as "Affiant", on this 5th day of January, 2015, and after first being duly sworn according to law, does state the following as true and correct to the best of her knowledge, information and belief:

1. The Affiant prepared a Warranty Deed dated October 15th, 2014, and recorded on October 17, 2014, of record in Instrument No. 20141017-0095979, Register's Office for Davidson County, Tennessee, for the benefit of James L. Murphy III and Marie A. Murphy.

2. That the above mentioned Warranty Deed failed to include the marital status of the Grantees. This error was unintentional.

3. That Affiant makes this Affidavit for the purpose of amending the original Warranty Deed by correcting the vesting of the Grantees as follows:

**James L. Murphy III and Marie A. Murphy, husband and wife**

**FURTHER** Affiant say not.

Katherine Goodson

**Katherine Goodson, Affiant**

Subscribed to and sworn before me this 5th day of January, 2015.

My Commission Expires: 9-19-16

Notary Public

KATHY HAND STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

OATH AND ACKNOWLEDGMENT

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

On this 5th day of January, 2015, before me, a Notary Public, duly commissioned and qualified, in and for said County and State aforesaid, personally appeared **Katherine Goodson**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) who executed the foregoing Affidavit of Scrivener's Error and who acknowledged that she executed the same as her free act and deed. She also made oath that she has read the foregoing Affidavit and the things and matter contained therein are true. The Affiant did further acknowledge that she executed the within described document for the purposes of correcting the scrivener's error herein described.

IN WITNESS WHEREOF, I have hereunto set my hand and Notarial Seal the day and year above written.

My Commission Expires: 9-19-16

Notary Public

KATHY HAND STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

\KG\SCRIVENER'S AFFID.FRM