BILL GARRETT, Davidson County
Trans:T20150081392 AFFIDAVIT
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20150924-0097139

THIS INSTRUMENT PREPARED BY AND RETURN TO: 10-A
PREMIER ESCROW, LLC
4301 Hillsboro Road, Suite 300
Nashville, TN 37215

SCRIVENER'S AFFIDAVIT

WHEREAS, Anneal Havard, Individual Co-Trustee of the AMH Separate Property Management Trust U/A/D February 8, 2008 ("Grantor") conveyed to Suzanne Sousan, Unmarried, ("Grantee") by a Warranty Deed dated August 6, 2015 of record in Instrument No. 20150806-0078397 and filed for record, in the Register's office of Davidson County, Tennessee, the property commonly known as 110 31st Ave. N., Apt 305, Nashville, TN 37203; and

WHEREAS the property conveyed was described as:

Land in Davidson County, Tennessee, Being Unit 305, together with the appurtenant interest in the common elements of The West End, a condominium, a horizontal property regime established by Master Deed of record as Instrument No. 20080401-0032619, Register's Office for Davidson County, Tennessee, as amended by First Amendment to Master Deed Establishing The West End of record as Instrument No. 20080408-0035628, Register's Office for Davidson County, Tennessee, as further amended by Second Amendment to Master Deed Establishing The West End as Instrument No. 20090512-0043586, Register's Office for Davidson County, Tennessee, and as further amended by Amendment to Second Amendment to Master Deed Establishing The West End as Instrument No. 20090921-0087974, Register's Office for Davidson County, Tennessee, said Unit being depicted on the Condominium Plat attached as Exhibit "B" to the aforementioned Master Deed.

WHEREAS a "scrivener's error" was made wherein the incorrect marital status for the Grantee of the improved property described in said Warranty Deed.

NOW THEREFORE, I, Kevin D. Montgomery, ("Affiant") make the following statements:

> I am an attorney at law, licensed under the laws of the State of Tennessee and handled the transaction wherein, AMH Separate Property Management Trust U/A/D February 8 2008, ("Grantor") conveyed to Suzanne Sousan. I was made aware of the incorrect marital status in the Warranty Deed of the property and this was the result of a "scrivener's error" by the Affiant or a member of my staff and it was my intention in the said Warranty Deed for the status to read as follows: widow.

This Affidavit is made to correct any defect in title by reason of the aforesaid defective instrument by showing that the defect resulted from a scrivener's error and not the intentional acts of the parties.

FURTHER, the Affiant sayeth not.

Kevin D. Montgomery

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Kevin D. Montgomery, the bargainor, with whom I am personally acquainted and who acknowledged that he executed the within instrument for the purposes therein contained. WITNESS my hand and official seal this 23rd day of September, 2015.

BONITA MARTIN
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY
My Commission Expires 03-10-2019

Notary Public

My commission expires