BILL GARRETT, Davidson County
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20151005-0101301

This Instrument Prepared By:
Richard A. Northcutt, Attorney
Metropolitan Escrow, Inc.
217 Pineway Drive
Nashville, TN 37217

SCRIVENER'S AFFIDAVIT

STATE OF TENNESSEE
COUNTY OF Davidson

Comes now, Sharon Kelley, who is an employee of Metropolitan Escrow, Inc. and whose address is 217 Pineway Drive - Nashville, TN 37217, and would state as follows:

On the 3rd day of September, 2015, I was an employee of Metropolitan Escrow, Inc. One of my duties was to assist in the preparation of various documents, including Deeds, Deeds of Trust, or other similar conveyances of real estate. In connection with my work, I was called upon, from time to time, to prepare and/or review real estate property descriptions.

Recorded in Instrument 20150908-0090897, in the Register's Office for Davidson, County, Tennessee, is a Deed purporting to describe certain real property that was executed by Darryl Lynn Waddey and wife, Reta Waddey, as GRANTOR(S), to White Pines Building Group, LLC, as GRANTEE(S) or Beneficiary. The description and derivation, which appears of record is set forth as follows:

Being Lots Nos. 1 to 4 inclusive, and a small portion of a 68 acre tract of land described according to a proposed subdivision of the W.C. Miller Lands in Woodbine, as follows:

Beginning at the Northwest corner of Elberta Street and a proposed 50-foot road; thence with the Northerly line of Elberta Street Westwardly 248 feet to the Southwest corner of lot No. 4; thence with the Westerly line of lot 4 and part of the 68-acre tract Northwardly 150 feet to a point; thence Eastwardly 248 feet to the Westerly margin of a proposed 50 foot road; thence with the Westerly margin of said Road, Southwardly 150 feet to the beginning.

Said property description Includes but Excludes:

Being Lots Nos. 1 and 2 and the Easterly 11.71 feet of Lot No. 3 on the Map of Sterling Subdivision, Section One, as of record in Book 1424, Page 97, Register's Office for said County, and described as follows:

Beginning at a point in the North margin of Elberta Street 11.71 feet West of the corners of Lots Nos. 2 and 3; thence Northerly 150 feet to a point; thence Easterly 140 feet to the Westerly margin of Boone Drive; thence Southerly 130 feet to the beginning of a curve; thence around said curve Southwesterly 31.42 feet to the North margin of Elberta Street; thence with the margin of the same Westerly 120 feet to the beginning.

Being the same property conveyed to Darryl Lynn Waddey by Quitclaim Deed from Johnny Waddey and wife, Nancy S. Waddey; David Waddey and wife, Joan Williams Waddey, and Deborah Waddey Campbell and husband, Larry J. Campbell, of record in Book 11164, page 588, said Register's Office, dated September 28, 1998. See also deed of record in Book 9520, Page 435, and Book 1488, Page 91, said Register's Office.

The foregoing description and derivation contains a scrivener's error in that the Subdivision name was left out of the legal description and the death of Wilfred Waddey, who retained a life estate was not referenced in the derivation. This error was unintentional. The proper legal description and derivation which should appear in the instrument recorded in Instrument 20150908-0090897, is as follows:

Being Lots Nos. 1 to 4 inclusive, on the Map of Sterling Subdivision, Section One, as of record in Book 1424, Page 97, and a small portion of a 68 acre tract of land described according to a proposed subdivision of the W.C. Miller Lands in Woodbine, as follows:

Beginning at the Northwest corner of Elberta Street and a proposed 50-foot road; thence with the Northerly line of Elberta Street Westwardly 248 feet to the Southwest corner of lot No. 4; thence with the Westerly line of lot 4 and part of the 68-acre tract Northwardly 150 feet to a point; thence Eastwardly 248 feet to the Westerly margin of a proposed 50 foot road; thence with the Westerly margin of said Road, Southwardly 150 feet to the beginning.

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This Affidavit is made of my personal knowledge to correct the error above described.

EXECUTED on this 2nd day of October, 2015.

(AFFIANT) – Sharon Kelley

OATH AND ACKNOWLEDGMENT

Personally appeared before me the within named Sharon Kelley, of Metropolitan Escrow, Inc., who made oath that she has read the foregoing Affidavit and the things and matters contained therein are true. The Affiant did further acknowledge that she executed the within described document for the purpose of correcting the scrivener's error herein described.

Witness my hand and official seal this 2nd day of October, 2015.

My commission expires: 11-3-15

NOTARY PUBLIC

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN. ANITA LESTER