Davidson County	AFFIDAVIT
Recvd: 12/30/15 10:58	2 pgs
Fees:12.00 Taxes:0.00	
20151230-0131022	

To Recorder:
Mary Beth Lee, unmarried
To
Farhad Ashrafzadeh, unmarried

Map & Parcel: 10316080100CO

Property Address: 4215 Harding Pike, Unit 101, Nashville, TN 37205

SCRIVENER'S AFFIDAVIT

STATE OF TENNESSEE)
COUNT Y OF DAVIDSON)

Angela Batson, of Davidson County, Tennessee, and of lawful age, hereinafter referred as "Affiant" being first duly sworn according to law, deposes and states as follows:

That Affiant, prepared a Warranty Deed executed by Mary Beth Lee, by Thomas W. Oliphant, Sr., as her attorney- in-fact

1. That the subject Warranty Deed was recorded on July 16, 2014, in Instrument No. 20140716-0062972, Register's office for Davidson County, Tennessee.

2. That through mistake and inadvertence, reference to the death of Betty Lee, was left out of the derivation clause.

3. Affiant makes this Affidavit for the express purpose of adding the verbiage, said interest now vested to Mary Beth Lee, as surviving tenant to the entirety, the said Betty Lee having since died on April 16, 2014, to the derivation clause on July 16, 2014, on the Warranty Deed that was recorded on July 16, 2014, in Instrument No. 20140716-0062972, Register's office for Davidson County, Tennessee.

4. Affiant also wants to correct the grantee to read Farhad Ashrafzadeh, a married person, on the Warranty Deed that was recorded on July 16, 2014, in Instrument No. 20140716-0062972, Register's office for Davidson County, Tennessee.

5. The Affiant further affirms that all other terms, clauses, and provisions in the subject on the Warranty Deed that was recorded on July 16, 2014, in Instrument No. 20140716-0062972, Register's office for Davidson County, Tennessee.

Angela Batson

STATE OF Tennessee)
COUNT Y OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, Angela Batson, the bargainor, with whom I am personally acquainted and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 30 day of December, 2015.

My commission expires:

HILARY HOLLINGSWORTH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires

Notary Public

This instrument prepared by: Touchstone Title & Escrow, LLC, 318 Seaboard Lane, Ste. 114, Franklin, TN 37067.

Certification of Authenticity

I, Kim Hollingshead, do hereby make oath that I am a license attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee

County of Williamson

Personally appeared before me, the undersigned, a notary public for this county and state, Kim Hollingshead who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Hilary Mohsenzadeh
Notary

My Commission Expire: 7-2-18

Notary's Seal (if on paper)

HILARY MOHSENZADEH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-02-2018

(3) All electronic documents eligible for registration pursuant to this subsection are validly registered when accepted for recording by the county register. Electronic documents registered by county registers prior to July 1, 2007, shall be considered validly registered with or without the certification provided in subdivision (2).