BILL GARRETT, Davidson County
Trans:T20160004410 AFFIDAVIT
Recvd: 01/19/16 09:40 2 pgs
Fees:12.00 Taxes:0.00
20160119-0004788

Prepared By & Return To:
Creekside Title & Escrow, LLC
311 E. Main Street, Ste 5
Hendersonville, TN 37075

State of Tennessee
County of Sumner

Cross Reference to Inst.#
201512160126371

SCRIVENER'S AFFIDAVIT

Before me, the undersigned attesting officer, came **Dianne M. Cathey** (the "Affiant"), who being sworn, duly deposes as follows:

1.

Creekside Title & Escrow, LLC was the closing agent on the 4th day of December, 2015 involving the seller Carole Rhoten, unmarried and Buyers, Bennie Ray Hackney, unmarried and Kenneth Wayne Hackney and Linda Hackney, husband and wife for a transaction regarding the property described below, attached hereto and incorporated herein by reference.

2.

In conjunction with said closing, Creekside Title & Escrow, LLC prepared a Warranty Deed dated December 4, 2015, executed by Carole Rhoten, unmarried, as Seller and Bennie Ray Hackney, unmarried and Kenneth Wayne Hackney and Linda Hackney, husband and wife, as Buyers, recorded in Instrument #201512160126371, Register's Office, Davidson County, Tennessee.

3.

A scrivener's error was made in the actual legal description of the property wherein it described the property as being in **"Plat Book 11190, page 55" and should have been "Instrument #200003090024171".** The legal description attached hereto as Schedule "A" is in fact the True and correct Legal Description to the property more commonly known as: **1411 Pierce Road, Madison, TN 37115**

4.

The purpose of this affidavit shall serve as a Corrective Addendum to that certain Warranty Deed, ensuring proper reference to the Parcel of land and to put all parties on notice of the above-described error and to correct the same.

5.

Affiant is aware that this Affidavit will be relied upon by lenders, attorneys, title holders, prospective purchasers and title insurance companies.

Creekside Title & Escrow, LLC

By: _____
Dianne M Cathey

STATE OF TENNESSEE
COUNTY OF SUMNER

Before me, the undersigned, a Notary Public of the state and county aforesaid, personally appeared Dianne M Cathey, with whom I am personally acquainted, and who, upon oath, acknowledged herself to be the Attorney of Creekside Title & Escrow, LLC, with within named bargainor, a corporation, and that she as such Attorney, being authorized so to do, executed the foregoing instrument for the purposes therein contained.

_____
Notary Public

M TODD CATHEY
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

Commission Expiration: 2/6/17

EXHIBIT "A" LEGAL DESCRIPTION

Land in Davidson County, Tennessee, being Lot 40, Shannon Place Section 2, as shown on plat of record in Instrument #200003090024171, in the Register's Office Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Charles E Rhoten and wife Carole Rhoten by Warranty Deed from Jean Brown and Marie Stancliff dated 12/15/1997 and filed for record on 12/18/1997 of record in Book 10726, page 409, said Register's Office for said County. The said Charles E Rhoten having since died leaving Carole Rhoten as the surviving tenant by entirety.