NOTE TO REGISTER: PLEASE CROSS REFERENCE THIS AFFIDAVIT WITH THAT CERTAIN INSTRUMENT RECORDED INSTRUMENT NO. 20160222-0016724, DAVIDSON COUNTY, TENNESSEE LAND RECORDS.

AFFIDAVIT
(Scrivener's Error Affidavit)

WHEREAS, on February 16, 2016, Gillian T. Prichard, now Wells, unmarried, executed a Warranty Deed for property described as 1709 12th Avenue North, Nashville, Tennessee 37206, recorded in Instrument No. 20160222-0016724, Register's Office for Davidson County, Tennessee; and

WHEREAS, inadvertently and purely through error Grantors Name was entered as Chris Chase, unmarried and the lot was entered as 158; and

NOW, THEREFORE, in order to correct the above stated error, the undersigned hereby certifies and affirms that the following language is the correct language to be added to the Warranty Deed:

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, we

Gillian T. Prichard, now Wells, unmarried,

hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto

Chris Case, unmarried

hereinafter called the GRANTEES, their heirs and assigns, the following tract or parcel of land, to-wit:

Land in Davidson County, Tennessee, being the North half of Lot No. 185 on the Map of D.T. McGavock et. at., of record in Book 21, page 41, Register's Office for Davidson County, Tennessee. Said part of said Lot No. 185 fronts 50 feet on the Westerly side of 12th Avenue North and runs back between parallel lines 154 feet to an alley.

Being the same property conveyed to Gillian T. Prichard, unmarried, by Special Warranty Deed from HSBC Bank USA, National Association as Trustee for ACE Securities Corp. Home Equity Loan Trust, Series 2005-WF1, by its duly authorized attorney in fact Wells Fargo Bank, N.A., of record at Instrument No. 20081001-0099724 Registers Office for Davidson County, Tennessee.

FURTHER, affiant sayeth not.

WITNESS MY HAND THIS 22nd day of March, 2016.

AFFIANT(s)

STELTEMEIER & WESTBROOK, PLLC

Larry N. Westbrook, Attorney

SWORN TO AND SUBSCRIBED BEFORE THE UNDERSIGNED THIS 22nd DAY OF MARCH, 2016.

NOTARY PUBLIC
MY COMMISSION EXPIRES: 3/20/2018

APRIL D. WIDEMAN STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON My Commission Expires March 20, 2018

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned Notary Public, personally appeared Larry N. Westbrook, with whom I am personally acquainted and who upon oath, acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS MY HAND, at office this 22nd day of March, 2016.

Notary Public

My Commission Expires: 3/20/2018

APRIL D. WIDEMAN STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON My Commission Expires March 20, 2018

This Instrument Prepared by:
Steltemeier & Westbrook, PLLC
3326 Aspen Grove Drive, Suite 604
Franklin, TN 37067

BILL GARRETT, Davidson County
Trans: T20160023415 AFFIDAVIT
Recvd: 03/22/16 15:10 1 pgs
Fees: 12.00 Taxes: 0.00
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