RECORD AND RETURN TO:
Magnolia Title & Escrow, Inc.
1104 Fatherland St.
Nashville, TN 37206

BILL GARRETT, Davidson County
Trans:T20160037271 AFFIDAVIT
Recvd: 05/05/16 08:35 2 pgs
Fees:12.00 Taxes:0.00
20160505-0044272

SCRIVENER'S AFFIDAVIT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Leslie A. Garside, a resident of Williamson County, Tennessee, being of lawful age, hereinafter referred to as "Affiant," being first duly sworn according to law, deposes and states as follows:

1. That Affiant, as an attorney of Magnolia Title & Escrow, Inc., on November 6, 2015, prepared a certain Warranty Deed executed by William Croslin and Mary Croslin, husband and wife, which appears of record in Instrument No. 20151109-0113986 in the Register's Office for Davidson County, Tennessee.

2. One of Affiant's duties was to accurately state the legal description contained within said Warranty Deed;

3. Whereas, by inadvertence, error and mistake, Affiant's legal description within the Warranty Deed contained typographical errors, failing to accurately describe the property being transferred at closing;.

4. Now, therefore, Affiant hereby certifies that the attached "Exhibit A" does and is intended to replace the legal description included in the Warranty Deed recorded at Instrument No. 20151109-0113986, in the Register's Office for Davidson County, Tennessee.

5. The Affiant further affirms that all other terms, provisions, and warranties recited in the Warranty Deed recorded on November 9, 2015 at Instrument No. 20151109-0113986 in the Register's Office of Davidson County, Tennessee, not specifically recited and corrected herein, shall remain unchanged and in full force and effect.

Leslie A Garside
Leslie A. Garside, Attorney at Law

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named **Leslie A. Garside,** with whom I am personally acquainted, (or proved to me her identity on the basis of satisfactory evidence) and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 2 day of May, 2016.

NOTARY PUBLIC

My Commission Expires: 7/3/2017

Julie Hamilton
State of Tennessee Notary Public
Davidson County

EXHIBIT A
CORRECTED LEGAL DESCRIPTION

A certain tract or parcel of land located in Davidson County, Tennessee, described as follows, to wit:

Being the westerly 53 feet of the easterly 107 feet of Lots No. 106, 107 and 108 on the Plan of Maplewood Heights Subdivision, as of record in Book 547, pages 77 and 78, Register's Office for said County.

Said part of lot 108 fronts 53 feet on the southerly side of Virginia Avenue and together with said parts of lot Nos. 106 and 107, extend back between parallel lines 260 feet to a dead line.

Being the same property conveyed to William Croslin and wife, Mary Croslin by Warranty deed from Estate of Roy H. Olney, Rochelle S. Stacey, Executrix and Devisee of record in Book 9674, page 737, Register's Office for Davidson County, Tennessee, dated April 21, 1995 and recorded on May 18, 1995.