BILL GARRETT, Davidson County
Trans:T20160044078 AFFIDAVIT
Recvd: 05/25/16 13:28 1 pgs
Fees:12.00 Taxes:0.00
20160525-0052622

THIS INSTRUMENT PREPARED BY AND RETURN TO: 10-A
PREMIER ESCROW, LLC
4301 Hillsboro Road, Suite 300
Nashville, TN 37215

SCRIVENER'S AFFIDAVIT

WHEREAS, Blackacre Associates, LLC, A Tennessee Limited Liability Company, ("Grantor") conveyed to Rebecca H. Eagleton, ("Grantee") by a Warranty Deed dated April 18, 2016 of record in Instrument No. 20160421-0038622, in the Register's Office for Davidson County, Tennessee, the property commonly known as 604 B 45th Avenue North, Nashville, TN 37209; and

WHEREAS the property conveyed was described as:

Land in Davidson County, Tennessee, being Lot 59, BLOCK 54, PLAN OF NO.1 PLAN OF WEST NASHVILLE, as shown on plat of record in Plat Book 57, Pages 74-75, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property..

WHEREAS a "scrivener's error" was made wherein the Map-Parcel Number of said property was incorrectly listed as 09112032700/

NOW THEREFORE, I, Kevin D. Montgomery, ("Affiant") make the following statements:

I am an attorney at law, licensed under the laws of the State of Tennessee and represented the buyer in the transaction of record wherein Blackacre Associates, LLC, A Tennessee Limited Liability Company, ("Grantor") conveyed to Rebecca H. Eagleton, (Grantee). I was made aware of the error in the Map-Parcel Number of said Warranty Deed and this was the result of a "scrivener's error" by the Affiant or a member of my staff and it was my intention for the Map-Parcel Number to be listed as: 09112032700

This Affidavit is made to correct any defect in title by reason of the aforesaid defective instrument by showing that the defect resulted from a scrivener's error and not the intentional acts of the parties.

FURTHER, the Affiant sayeth naught.

Kevin D. Montgomery

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Kevin D. Montgomery, the bargainor, with whom I am personally acquainted and who acknowledged that he executed the within instrument for the purposes therein contained. WITNESS my hand and official seal this 24th day of May, 2016.

My commission expires

Notary Public

BONITA MARTIN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-10-2019

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

BOX 10-A