BILL GARRETT, Davidson County
Trans:T20160072981 AFFIDAVIT
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THIS INSTRUMENT PREPARED BY AND
AFTER RECORDING FOR:
I'Ashea Myles Dihigo
Limestone Title and Escrow, LLC
3173 South Church Street
Murfreesboro, TN 37127

SCRIVENER'S AFFIDAVIT

STATE OF TENNESSEE)
COUNTY OF RUTHERFORD)

Comes now, Affiant, having been duly sworn and states the following,

1. I am over the age of eighteen (18) and competent to testify in this matter. The statements in this affidavit are made from my personal knowledge and based on the business records maintained by my company. I, I'Ashea Myles Dihigo, am the attorney for Limestone Title and Escrow, LLC;

2. A written instrument was prepared by and recorded by Limestone Title & Escrow, LLC, 5200 Maryland Way, Suite 202, Brentwood, Tennessee pursuant to the closing performed on the property located at 610 Huntington Parkway, Nashville, Davidson County, TN 37211 on January 12, 2016. A more particular description is given below, has heretofore been recorded in the Office of the Register of Deeds of Davidson County, Tennessee:

   a. The instrument is a Warranty Deed (hereinafter referred to as "Deed");

   b. The parties to the Deed are Grantors Rick Melamed and wife, Melissa Melamed and Grantees Henrietta Crandall and husband, Robert Crandall;

   c. The Deed was recorded in the Register of Deeds office of Davidson County, Tennessee, Instrument No. 20160119-0005233;

3. The aforementioned instrument contains the following described errors (Errors):

a. The legal description contains an error in the docket number for the Final Divorce Decree divesting said property from John Joseph Tierney;

b. The Docket No. 75267 is incorrect;

4. The below listed information is the correct information to give notice of the Errors:

a. The correct Docket No. is 95267;

b. A copy of said Decree is incorporated herein by reference as Exhibit A;

5. All other items listed in the aforementioned Warranty Deed remain the same.

Further Affiant sayeth not.

I'Ashea Myles Dihigo

STATE OF TENNESSEE)
COUNTY OF RUTHERFORD)

Personally appeared before me, the undersigned a Notary Public in and for said State and County, the within named I'Ashea Myles Dihigo, with whom I am personally acquainted (or upon the basis of satisfactory evidence presented to me), and who, after being duly sworn, made oath that the facts contained in the Affidavit are true and correct to the best of her knowledge.

Witness my hand and official seal at Rutherford County, this the 9th day of August, 2016.

Notary Public

JANE GRAZER
STATE OF TENNESSEE
NOTARY PUBLIC
RUTHERFORD COUNTY

My commission expires 8/18/18

IN THE SIXTH CIRCUIT COURT FOR DAVIDSON COUNTY, TENNESSEE

HENRIETTA WHITE TIERNEY, Plaintiff,	)	
vs.	)	NO. 95267
JOHN JOSEPH TIERNEY, Defendant.	)	

FINAL ORDER

This cause came on to be heard the 4th day of June, 1979, before the Honorable James Swiggart, Judge of the Sixth Circuit Court of Davidson County, Tennessee, upon the original complaint for absolute divorce heretofore filed, personal service had upon the defendant, and order of default duly entered, upon the testimony of plaintiff in open court, statement of counsel, upon the property settlement agreement heretofore entered into between the parties, and upon the entire record, from all of which the court was of the opinion that certain irreconcilable differences have arisen between the parties and that plaintiff should be awarded an absolute divorce. The court was further of the opinion that the property settlement and custody agreement entered into between the parties on February 21, 1979, be approved in its entirety, and incorporated herein.

It is therefore ORDERED, ADJUDGED AND DECREED that Henrietta White Tierney be granted an absolute divorce from John Joseph Tierney and that the bonds of matrimony heretofore subsisting between these parties be perpetually dissolved and the parties be relegated to all the rights and privileges of unmarried persons.

It is further ORDERED, ADJUDGED AND DECREED that pursuant to the Custody Agreement, custody of the two minor children, Clifford and Joseph Tierney, be awarded to plaintiff with reasonable visitation rights reserved to the defendant.

It is further ORDERED, ADJUDGED AND DECREED that the property settlement agreement and custody agreement heretofore entered into between these parties and executed by them be approved in its entirety, the same reading verbatim as follows:

Exhibit A

PROPERTY SETTLEMENT & CUSTODY
AGREEMENT

This agreement made and entered into on this the 21st day of February, 1979, between Henrietta White Tierney and John Joseph Tierney, both of Davidson County, Tennessee.

WITNESSETH:

WHEREAS, the parties are husband and wife, having been married on February 12, 1968 in Huntsville, Alabana, and because of marital difficulties which have arisen, the parties are separated from each other and living apart; and

WHEREAS, an action for divorce is pending in the Circuit Court of Davidson County, Tennessee, to dissolve the marriage of the parties; and

WHEREAS, the parties desire to make an amicable and equitable settlement of their differences; and

WHEREAS, the parties have two minor children, Clifford, age 10, and Joseph, age 6.

NOW, THEREFORE, and in consideration of the mutual covenants and agreements herein contained, the parties agree and covenant as follows:

1. Wife shall obtain an absolute divorce on the grounds of irreconcilable differences.

2. Wife shall have custody of the minor children of the parties, and husband shall have reasonable visitation rights to be exercised by him under reasonable conditions and with proper advance notice to the wife.

3. Husband shall pay directly to wife the sum of $50.00 per week as child support for the use and benefit of the minor children.

4. Wife shall have full right, title and interest to the house and lot of the parties located at 610 Huntington Parkway in Nashville, Tennessee, and any right, title and interest which husband may heretofore have had in such property shall be divested from him.

5. All of the furniture, furnishings and other goods located in the house shall be wife's separate property forever.

6. Husband shall have all right, title and interest to a 1972 Ford Stationwagon, as well as the personal possessions which he now has, and wife shall have full right, title and interest in a 1968 Caprice automobile.

7. The costs of this cause shall be adjudged against the husband.

8. It is agreed and understood between the parties that this agreement is entered into without any improper or undue influence, fraud, coercion, or misrepresentation. The provisions of this agreement and their legal effect have been explained to the parties and each acknowledges that he or she fully understands the full meaning and that the agreement as entered into is fair and equitable and that it is being entered into voluntarily.

IN WITNESS WHEREOF, the parties have read this instrument and affixed their signatures on the day and date heretofore mentioned.

S/Donald D. Hildebrand
WITNESS

S/Henrietta White Tierney
HENRIETTA WHITE TIERNEY

It is further ORDERED, ADJUDGED AND DECREED that the homeplace and real property of the parties heretofore owned by the parties as tenants by the entireties be now owned by Henrietta White Tierney as her sole and separate property, the same being described as follows:

Being Lot No. 69, Section 1, on the Plan of Huntington Park Subdivision, of Record in Book 4175, Page 10, Register's Office for Davidson County, Tennessee. Said Lot No. 69 runs 73' on the northerly margin of Huntington Park and runs back 186' on the westerly line and 198' on the easterly line to a line in the rear measuring 73.97' thereon.

Being the same property conveyed to Ted G. Miller and wife, Priscilla Miller, by deed from Rose Marie Lasater of record in Book 5017, Page 986, R.O.D.C.

It being the same property conveyed to John Joseph Tierney and Henrietta White Tierney by deed entered March 11, 1977, and found in Book 5123, at Page 360.

It is further ORDERED, ADJUGED AND DECREED that the costs of this cause be assessed against the defendant, for which execution may issue if necessary.

Enter This 4th Day of June, 1979

JUDGE

APPROVED FOR ENTRY:

DONALD D. HILDEBRAND
Attorney for Plaintiff

CERTIFICATE

I hereby certify that a true and correct copy of the foregoing Final Order has been mailed to Mr. John Joseph Tierney, 66 Lutie Street, Nashville, Tennessee 37211 this 4 day of June, 1979.

DONALD D. HILDEBRAND

STATE OF TENNESSEE

I, RICHARD R. ROOKER, Clerk of the Circuit Court for Davidson County, in the State aforesaid, do hereby certify that the foregoing is a true and correct copy of the CERTIFIED COPY OF FINAL DECREE heretofore filed in the SIXTH Circuit Court for Davidson County, Tennessee, on the 04 day of JUNE, 1979, in Docket Number 95267 between TIERNEY, HENRIETTA M, Plaintiff, and TIERNEY, JOHN JOSEPH, Defendant, as same remains of record in the Minutes of said Court.

IN TESTIMONY WHEREOF, I hereunto subscribe my name and affix the seal of said Court, at office, in Nashville, the 12 day of JANUARY in the year two thousand sixteen and in the 239 year of American Independence.

RICHARD R. ROOKER, Clerk,

By: _____
Deputy Clerk

[SEAL]

RICHARD R. ROOKER
CIRCUIT COURT CLERK