BILL GARRETT, Davidson County
Trans:T20160097935 AFFIDAVIT
Recvd: 11/04/16 12:36 3 pgs
Fees:17.00 Taxes:0.00
20161104-0117062

INSTRUMENT PREPARED BY
AND RETURN TO:
CHAMBLISS, BAHNER & STOPHEL, P.C.
Liberty Tower
605 Chestnut Street, Suite 1700
Chattanooga, Tennessee 37450
Attn: Dana B. Perry

SCRIVENER'S AFFIDAVIT

(To add to the legal description in the Quitclaim Deed recorded in Instrument No. 20160721-0075388, the Register's Office of Davidson County, Tennessee, the derivation clause referencing the prior deed which should be Instrument No. 20070201-0013391)

STATE OF TENNESSEE :
COUNTY OF DAVIDSON :

BEFORE ME, the undersigned Notary who is authorized to administer oaths and take testimony in the aforesaid jurisdiction, personally appeared before me, Dana B. Perry, Attorney at Law, who is well known to me and said person swore under oath and stated as follows:

1. That Dana B. Perry, a licensed, practicing attorney in the State of Tennessee, prepared the following document for recording in the public records of the Register's Office of Davidson County, Tennessee ("Register's Office"):

> Quitclaim Deed ("Deed") executed by James A. Robinson and Andrea C. Hatcher (collectively, the "Grantors"), transferring and conveying unto Andrea C. Hatcher, her heirs and assigns ("Grantee"), that certain real property located in Davidson County, Tennessee, and more particularly described in Exhibit A of the Quitclaim Deed dated July 11, 2016, and recorded on July 21, 2016, in Instrument No. 20160721-0075388 with said Register's Office.

2. That the Deed contains a scrivener's error in that the legal description in Exhibit A is missing the derivation clause referencing the prior deed which should be 20070201-0013391. A copy of the legal description, including the derivation clause, is attached hereto as Exhibit A and is incorporated herein by reference.

3. The Affiant, being duly sworn, makes further oath that this error was merely a scrivener's error and the correction of this scrivener's error is consistent with the intentions of the parties and does not in any way change or alter the understanding and intentions of the parties who executed said instrument.

FURTHER AFFIANT SAYS NOT.

This 25th day of October, 2016.

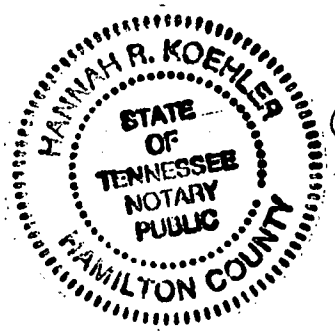
Dana B. Perry, Attorney - Deponent

STATE OF TENNESSEE :

COUNTY OF HAMILTON :

On this 25th day of October, 2016, before me, a Notary Public of the state and county aforesaid, personally appeared DANA B. PERRY, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same as her free act and deed.

WITNESS my hand and seal, at office in Hamilton County, Tennessee this 25th day of October, 2016.



Notary Public

My Commission Expires: ~~FEBRUARY 10, 2018~~

EXHIBIT A

Land in Davidson County, Tennessee, being Unit No. "B", together with the appurtenant interest in the common elements of Marengo Park Townhomes horizontal property regime established by Master Deed, of record in Instrument No. 20060816-0101167, Register's Office for Davidson County, Tennessee, said Unit being depicted on the Condominium Site Plan attached as Exhibit B to the aforementioned Master Deed and being located upon Lot No. 4 on the Plan of First Addition to Woodmont Boulevard Section of Marengo Park of record in Book 974, page 83, Register's Office for Davidson County, Tennessee.

FOR PRIOR TITLE see Warranty Deed recorded in Instrument No. 20070201 0013391 in the Register's Office of Davidson County, Tennessee.

This conveyance is made subject to:

1. Charter of Incorporation of Marengo Park Townhomes Corporation of record in Instrument No. 20060831-0107931, Register's Office for Davidson County, Tennessee.

2. Covenants, Conditions, Restrictions and Agreements, including the agreement to pay assessments for the maintenance of common areas, contained in the Master Deed (and By-Laws) for Marengo Park Townhomes, of record in Instrument No. 20060816-0101167, Register's Office for Davidson County, Tennessee.

3. All matters appearing on the Plan of record as Book 974, page 83, Register's Office for Davidson County, Tennessee.

4. Joint Driveway Agreement of record in Book 5642, page 77, Register's Office for Davidson County, Tennessee.

This property is known as: 915 Woodmont Boulevard, Nashville, Tennessee 37204

This property is also subject to: (a) Deed of Trust by James A. Robinson and Andrea C. Hatcher, husband and wife, dated April 13, 2009, recorded in the Register's Office of Davidson County, Tennessee in Instrument 20090417-0035031, to FMLS, Trustee for the benefit of Regions Bank d/b/ Regions Mortgage; and (b) Deed of Trust by James A. Robinson and Andrea C. Hatcher, husband and wife, dated March 13, 2015, recorded in the Register's Office of Davidson County, Tennessee in Instrument 20150331-0027783, to FMLS, Trustee for the benefit of Regions Bank d/b/ Regions Mortgage

No boundary survey of the within tract or parcel of real estate was made at the time of this conveyance, and the description of the within tract or parcel of real estate is not different from previous deeds.