BILL GARRETT, Davidson County
Trans:T20160101327 AFFIDAVIT
Recvd: 11/16/16 12:43 1 pgs
Fees:12.00 Taxes:0.00
20161116-0120922

This Instrument Prepared By and Return To:
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

Maximum Principal Indebtedness for Tennessee tax recording purposes is $-0-.

SCRIVENER'S AFFIDAVIT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Comes now, **Shauna Daniels**, hereinafter referred to as Affiant, on this the 14th day of November, 2016, and after first being duly sworn according to law, does state the following as true and correct to the best of her knowledge, information and belief:

1. That Affiant is employed Rudy Title and Escrow, LLC located at 2012 21st Avenue South, Nashville, TN 37212.

2. That on September 30, 2016, Rudy Title and Escrow, LLC prepared and executed a **Warranty Deed** for real property located at **1421 Pellican Point, Madison, Tennessee 37115**, whereby **Stephanie D. Brooks, unmarried**, conveyed said property to **Floyd Ephriam, a single man**, of record in **Instrument No. 20161003-0103950,** Register's Office for **Davidson County**, recorded on **October 3, 2016**.

3. That the said **Warranty Deed** of record in **Instrument No. 20161003-0103950**, Register's Office for **Davidson County, Tennessee**, was recorded with an error in the name of the grantee.

4. That the said **Warranty Deed** of record in **Instrument No. 20161003-0103950**, Register's Office for **Davidson County, Tennessee** is hereby amended to indicate the correct name of the grantee and vesting of title, which is as follows:

EPHRIAM FLOYD, a single man

5. This Affidavit is made to correct the errors as stated above by showing that they resulted from a scrivener's error and not the intentional acts of the parties.

FURTHER, the Affiant sayeth not.

Shauna Daniels, Affiant

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, **Shauna Daniels**, the within named Affiant, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 14th day of November, 2016.

NOTARY PUBLIC

NATHAN KEITH
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 08-20-2019

My Commission Expires: 8/20/19