BILL GARRETT, Davidson County
Trans:T20160107854 AFFIDAVIT
Recvd: 12/08/16 09:05 2 pgs
Fees:12.00 Taxes:0.00
20161208-0128800

State of Tennessee
County of Williamson

**Scrivener's Affidavit**
**(Reference to Warranty Deed of record in Instrument No. 20040920-0112491, DCROD)**

Comes now Sidwell & Barrett, P. C., successor in interest to Sidwell & Barrett, P.C., by and through its authorized agent, and states on oath:

1. That Sidwell & Barrett, P.C., prepared a certain Warranty Deed dated September 10, 2004, wherein Eric R. Miller and wife, Jessie K. Miller, as Grantors, conveyed certain property to Victor Roque Salazar, as Grantee;
2. That said Warranty Deed was recorded with the Register of Deeds of Davidson County, Tennessee, in Instrument No. 20040920-0112491;
3. That due to a scrivener's error, the surname of Mr. Salazar was misspelled necessitating an attempt to correct same by handwritten notation;
4. That the attempted handwritten notation proved to be largely illegible;
5. That the original intent to type Grantee's surname as "Salazar" is borne out by the complete spelling of Grantee's name under the heading of ADDRESS NEW OWNER(S) AS FOLLOWS on said Warranty Deed;
6. That the originally intended typewritten complete name for the Grantee on the subject Warranty Deed, which correction is hereby made, is set forth as follows:

**Victor Roque Salazar**

7. That this affidavit is given to correct and explain the error and to assist the present owner, as well as all future owners, lenders, title examiners and insurers.

Sidwell & Barrett, P. C.

By: _____
Donald R. Barrett, Jr.

Subscribed and sworn to before me the undersigned on this 6th day of December, 2016.

Dorothy E. Welch
Notary Public

My commission expires: 4-13-19

DOROTHY E. WELCH
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

State of Tennessee
County of Williamson

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Donald R. Barrett, Jr., with whom I am personally acquainted, who acknowledged that he executed the within instrument for the purposes therein contained and who further acknowledged that he is authorized to execute this instrument on behalf of Sidwell & Barrett, P. C.

Witness my hand and official seal at Franklin, Tennessee, on this the 6th day of December, 2016.

Dorothy E. Welch
Notary Public

My commission expires: 4-13-19

DOROTHY E. WELCH
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

This instrument prepared by:
Realty Title and Escrow Company, Inc.
5111 Maryland Way
Brentwood, TN 37027
File# 56268