RECORD AND RETURN TO:
Magnolia Title & Escrow, Inc.
1104 Fatherland St.
Nashville, TN 37206

BILL GARRETT, Davidson County
Trans:T20170011645 AFFIDAVIT
Recvd: 02/08/17 11:14 2 pgs
Fees:12.00 Taxes:0.00
20170208-0013245

SCRIVENER'S AFFIDAVIT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Leslie A. Garside, a resident of Williamson County, Tennessee, being of lawful age, hereinafter referred to as "Affiant," being first duly sworn according to law, deposes and states as follows:

1. That Affiant, as an attorney of Magnolia Title & Escrow, Inc., on August 25, 2016, prepared a certain Warranty Deed executed by Upper Cumberland Anesthesia Associates PC 401(k) Profit Sharing Plan FBO Robert Landry, The Trust Company of Knoxville, Trustee, which appears of record in Instrument No. 20160923-0100518 in the Register's Office for Davidson County, Tennessee.

2. One of Affiant's duties was to fully complete the correct Legal Description in said Warranty Deed.

3. Whereas, by inadvertence, error and mistake, Affiant incorrectly referenced the Unit number in the Legal Description in said deed.

4. Now, therefore, Affiant hereby certifies that the following Legal Description does and is intended to replace the Legal Description within said Deed at Instrument No. 20160923-0100518, Register's Office for Davidson County, Tennessee (any changes are in **Bold** face type):

   Land situated in Davidson County, Tennessee, Unit **1538**A, as established in Declaration of Covenants, Conditions and Restrictions for The Arthur Avenue Townhomes, a Horizontal Property Regime with Private Elements of record at Instrument No. 20141009-0093852 and amended at Instrument No. **20150911-0092656** in the Register's Office for Davidson County, Tennessee with Plat attached at Instrument No. 20141009-0093852 **(as amended at 20150911-0092656)** as "Exhibit B" for a more particular description of the property.

   Being the same property conveyed to Upper Cumberland Anesthesia Associates PC 401(k) Profit Sharing Plan FBO Robert Landry, The Trust Company of Knoxville, Trustee by Deed from Arthur Avenue, LLC, a Tennessee limited liability company, dated 7/24/2016, recorded 7/27/2016, and appearing of record at Instrument No. 20150727-0073616, Register's Office for Davidson County, Tennessee.

5. The Affiant further affirms that all other terms, provisions, and warranties recited in the Deed recorded on September 23, 2016 in Instrument No. 20160923-0100518, in the Register's Office of Davidson County, Tennessee, not specifically recited and corrected herein, shall remain unchanged and in full force and effect.

Leslie A. Garside

Leslie A. Garside, Attorney at Law

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named **Leslie A. Garside,** with whom I am personally acquainted, (or proved to me her identity on the basis of satisfactory evidence) and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 8th day of February, 2017.

NOTARY PUBLIC

My Commission Expires: 12-18-19

