THIS INSTRUMENT PREPARED BY:
Midtown Title, LLC
1704 Charlotte Avenue #105
Nashville, Tennessee 37203
M16-1804 & M16-1805

BILL GARRETT, Davidson County
Trans:T20170023951 AFFIDAVIT
Recvd: 03/21/17 13:39 6 pgs
Fees:32.00 Taxes:0.00
20170321-0027532

AFFIDAVIT OF SCRIVENER'S ERROR

GRANTOR(S): Ruby USA, LLC, A Delaware limited liability company
GRANTEE(S): Jennifer Uyen Le

PROPERTY DESCRIPTION:

Land in Davidson County, Tennessee being Lot No. 107, East Lake, Section IV as shown on plat of record in Plat Book 5800, Page 245, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description thereof.

COMMONLY KNOWN AS: 1232 Timber Valley Drive, Nashville, TN 37214

PROPERTY DESCRIPTION:

Land in Davidson County, Tennessee being Lot No. 11, as shown on the Plan of Revised Section One, Village by the Creed, of record in Plat Book 6200, Page 29, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description thereof.

COMMONLY KNOWN AS: 3473 Brick Church Pike, Nashville, TN 37207

Comes, Amanda Vaughn, Authorized Agent for Midtown Title, LLC first being duly sworn, and deposes and says:

I am an employee and Authorized Agent of Midtown Title, LLC, being duly sworn according to law, do hereby make oath that the following statements are true to the best of my information, knowledge and belief.

My office prepared two separate Quitclaim Deeds to convey the above described properties from Ruby USA, LLC, A Delaware limited liability company ("Grantor") to Jennifer Uyen Le ("Grantee"). Said Quitclaim Deeds were executed by the Grantor on June 1, 2016, and then recorded on June 22, 2016.

The Quitclaim Deed conveying the property located at 1232 Timber Valley Drive, Nashville, Tennessee, was recorded in Instrument No. 20160622-0063696, in the Register's Office for Davidson County, Tennessee, and shall hereinafter be referred to as "Lot 107".

The Quitclaim Deed conveying the property located at 3473 Brick Church Pike, Nashville, Tennessee, was recorded in Instrument No. 20160622-0063697, in the Register's Office for Davidson County, Tennessee, and shall hereinafter be referred to as "Lot 11".

It has come to my attention that there was an error when the Quitclaim Deeds were recorded

simultaneously, such that the 2nd pages of each Quitclaim Deed were swapped. More specifically, the 2nd page for Lot 107 was recorded as the 2nd page for Lot 11; and the 2nd page for Lot 11 was recorded as the 2nd page of Lot 107.

Whereas it is clearly apparent by reviewing each instrument as to the error in recording; and

Whereas it cannot be determined as to how this error came to be prior to the recorded deeds being scanned at the Davidson County Register of Deeds Office; and

Whereas it is the desire of the Grantor and Grantee to have the matter rectified;

Therefore, copies of the recorded instruments are attached hereto as Exhibit A and Exhibit B for the purpose of reflecting the order in which the pages should have properly been recorded.

Further Affiant sayeth naught.

WITNESS MY HAND on this 20th day of March, 2017.

Midtown Title, LLC

Amanda Vaughn

Amanda Vaughn, Authorized Agent

STATE OF TENNESSEE)
COUNTY OF RUTHERFORD)

Sworn to and subscribed before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Amanda Vaughn, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be an Authorized Agent of Midtown Title, LLC , the within named bargainor, a Tennessee limited liability company, and that she as such Authorized Agent, executed the foregoing instrument for the purposes there in contained, by signing the name of the limited liability company by herself as Authorized Agent.

Witness my hand and official seal at Nashville, Tennessee, this 20th day of March, 2017.

Rachel Odom

Notary Public

My Commission Expires: 5-19-2020

RACHEL ODOM
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

EXHIBIT A

BILL GARRETT, Davidson County
Trans:T20160053232 DEEDQC
Recvd: 06/22/16 13:56 2 pgs
Fees:12.00 Taxes:0.00
[redacted]
20160622-0063696

THIS INSTRUMENT PREPARED BY:
Midtown Title, LLC
1704 Charlotte Avenue #105
Nashville, Tennessee 37203
M16-1805

This instrument was prepared from information supplied by the parties. No title examination, survey, or settlement has been performed and Midtown Title, LLC shall not be responsible for any matter that could have been resolved by a title examination, survey, or settlement.

Address New Owner(s)	Send Tax Bills To:	Map-Parcel Number(s)
Jennifer Uyen Le PSC 41 Box # 2096 APO-AE 09464-0021	NEW OWNER	108-12-080.00

WITH THE UNITED STATES AIR FORCE
STATE OF AT RAF LAKENHEATH, SUFFOLK, ENGLAND
COUNTY OF _____
The actual consideration or value, whichever is greater, for this transfer is $-0-

Jennifer Uyen Le
Affiant

Subscribed and sworn to before me, this the 01 day of JUNE, 2016.

Hannah Bauer
Notary Public
My Commission Expires: N/A TITLE 10 USC 1044a
(Affix Seal)

48th Fighter Wing Notary Public Authorized Under 10 U.S.C. SECTION 1044a SEAL Office of the Staff Judge Advocate

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One ($1.00) Dollar, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, the undersigned **Ruby USA, LLC, a Delaware limited liability company**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and quitclaim to **Jennifer Uyen Le,** hereinafter called the Grantee, and Grantee's successors and assigns, all of Grantor's interest in and to that certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 107, East Lake, Section IV as shown on plat of record in Plat Book 5800, Page 245, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description thereof.

Being the same property conveyed to Ruby USA, LLC, a Delaware limited liability company, by Warranty Deed from Cay T. Huynh, now known as Nancy Le, an unmarried woman, dated

08/15/2014, of record in Instrument Number 20140826-0077589, Register's Office for Davidson County, Tennessee.

This is ☒ improved or ☐ unimproved property located at: 1232 Timber Valley Dr., Nashville, TN 37214

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Said property is conveyed subject to such limitation, restrictions and encumbrances as may affect the premises.

IN WITNESS WHEREOF, this instrument has been executed this the 01 day of JUNE, 2016.

Ruby USA, LLC

By: Jennifer Uyen Le
Jennifer Uyen Le, Sole Member

STATE OF WITH THE UNITED STATES AIR FORCE
COUNTY OF ~~AT RAF LAKENHEATH~~, SUFFOLK, ENGLAND

Before me, the undersigned a Notary Public in and for said County and State, duly commissioned and qualified, personally appeared **Jennifer Uyen Le**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged him/herself to be the **Sole Member** of **Ruby USA, LLC,** the within named bargainor, a Delaware limited liability company, and that he/she as such **Sole Member**, as duly authorized executed the foregoing instrument for the purposes therein contained by signing the name of the LLC by him/herself as **Sole Member**.

Witness my hand and Official Seal this the 01 day of JUNE, 2016.

Notary Public Ms Johanna C. Bauer
My Commission Expires: N/A TITLE 10 USC 1044a

48th Fighter Wing Notary Public Authorized Officer SEAL 10 U.S.C. SECTION 1044a Office of the Staff Judge Advocate

EXHIBIT B

BILL GARRETT, Davidson County
Trans:T20160053232 DEEDOC
Recvd: 06/22/16 13:56 2 pgs
Fees:12.00 Taxes:0.00
[redacted]
20160622-0063697

THIS INSTRUMENT PREPARED BY:
Midtown Title, LLC
1704 Charlotte Avenue #105
Nashville, Tennessee 37203
M16-1804

This instrument was prepared from information supplied by the parties. No title examination, survey, or settlement has been performed and Midtown Title, LLC shall not be responsible for any matter that could have been resolved by a title examination, survey, or settlement.

Address New Owner(s)	Send Tax Bills To:	Map-Parcel Number(s)
Jennifer Uyen Le PSC 41 Box # 2096 APO-AE 09464-0021	NEW OWNER	050-06-0-009.00

WITH THE UNITED STATES AIR FORCE
STATE OF AT RAF LAKENHEATH, SUFFOLK, ENGLAND
COUNTY OF _____
The actual consideration or value, whichever is greater, for this transfer is $-0-

Jennifer Uyen Le
Affiant

Subscribed and sworn to before me, this the 01 day of JUNE, 2016.

Ms Johanna C. Bauer
Notary Public
My Commission Expires: N/A TITLE 10 USC 1044a
(Affix Seal)

48th Fighter Wing * Notary Public Authorized Under 10 U.S.C. Section 1044a * SEAL * Office of the Staff Judge Advocate

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One ($1.00) Dollar, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, the undersigned **Ruby USA, LLC, a Delaware limited liability company**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and quitclaim to **Jennifer Uyen Le,** hereinafter called the Grantee, and Grantee's successors and assigns, all of Grantor's interest in and to that certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, Being Lot No. 11 as shown on the Plan of Revised Section One, Village by the Creek, of record in Plat Book 6200, Page 29, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description thereof.

Being the same property conveyed to Ruby USA, LLC, by Warranty Deed from Scott A. Burchyett, unmarried, dated 09/13/2013, of record in Instrument Number 20130917-0097946, Register's Office for Davidson County, Tennessee.

This is ☒ improved or ☐ unimproved property located at: 3473 Brick Church Pike, Nashville, TN 37207

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Said property is conveyed subject to such limitation, restrictions and encumbrances as may affect the premises.

IN WITNESS WHEREOF, this instrument has been executed this the 01 day of JUNE, 2016.

Ruby USA, LLC

By: _____ Jennifer Uyen Le
Jennifer Uyen Le, Sole Member

STATE OF WITH THE UNITED STATES AIR FORCE
COUNTY OF AT RAF LAKENHEATH, SUFFOLK, ENGLAND

Before me, the undersigned a Notary Public in and for said County and State, duly commissioned and qualified, personally appeared **Jennifer Uyen Le**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged him/herself to be the **Sole Member** of **Ruby USA, LLC,** the within named bargainor, a Delaware limited liability company, and that he/she as such **Sole Member**, as duly authorized executed the foregoing instrument for the purposes therein contained by signing the name of the LLC by him/herself as **Sole Member**.

Witness my hand and Official Seal this the 01 day of JUNE, 2016.

Hannah Bauer Ms Johanna C. Bauer
Notary Public
My Commission Expires: N/A TITLE 10 USC 1044a

