Prepared by and return to:
Foundation Title and Escrow Series, LLC
277 Mallory Station Road, Suite 102
Franklin, TN 37067

Davidson County AFFIDAVIT
Recvd: 04/27/17 10:17 2 pgs
Fees:12.00 Taxes:0.00
20170427-0041354

AFFIDAVIT OF SCRIVENER'S ERROR

WHEREAS, this affidavit is executed and recorded to correct a certain Warranty Deed executed by Brent M. Tidwell and Alicia C. Tidwell, husband and wife to Christopher A. Scruggs-Davies and Katherine J. Looney, husband and wife dated March 28, 2017 and recorded March 31, 2017 in Instrument No. 20170331-0031497 Register's Office for Davidson County, Tennessee;

WHEREAS, Foundation Title and Escrow Series, LLC, prepared the Warranty Deed recorded in Instrument No. 20170331-0031497 Register's Office for Davidson County, Tennessee, and hereby acknowledges that through inadvertence and due to scrivener's error the grantees hyphenated last name was transposed, therefore reflected incorrectly on the Warranty Deed.

WHEREAS, to correct the grantees last name in the Warranty Deed of record in Instrument No. 20170331-0031497 Register's Office for Davidson County, Tennessee,

NOWTHEREFORE, I, Dolores E. Brown, do attest and affirm that the correct spelling of the grantees name is Christopher A. Davies-Scruggs and Katherine J. Looney, husband and wife.

IN WITNESS WHEREOF, I have hereunto set my signature, on this the 26th day of April 2017.

Stephanie Mathis
Affiant

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Stephanie Mathis, the bargainor, with whom I am personally acquainted or proved to me 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 Franklin, Tennessee, this 26th day of April 20 17.

DOLORES E. BROWN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER
My Comm. Expires

Notary Public

Commission Expires: exp. 4/24/2019

TAX MAP & PARCEL: ~~10104 0055.000~~ - 104010.055.000
Lot 21, Block 27, Plan of the map of Subdivision of Plummer Place and part of Block Nos. 3 &8 & 13 & 18 & 23 in Charlotte Park 2nd Addition to Nashville
File: NAT-171215

True Copy Certification

I Shelly M Smith, do hereby make oath that I am the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true correct copy of the original document executed and authenticated according to law.

Shelly M. Smith

State of Tennessee/County of Williamson SS:

Personally appeared before me, Rebecca Kroger, a notary public for this County and State, Shelly M Smith, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Rebecca Kroger
Commission Expires: 9-22-20

REBECCA KROGER
STATE OF TENNESSEE NOTARY PUBLIC
MAURY COUNTY