This Instrument Prepared By:
Bennett & Pressley, P. C.
2021 Richard Jones Road, Suite 220
Nashville, TN 37215

BILL GARRETT, Davidson County
Trans:T20170055674 AFFIDAVIT
Recvd: 06/29/17 10:22 1 pgs
Fees:12.00 Taxes:0.00
20170629-0065453

SCRIVENER'S AFFIDAVIT

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Map/Parcel ID: 105 14 0C 214.00

Comes now, Shannon Philbin, hereinafter referred to as Affiant, on this 28th day of June, 2017, and after first being duly sworn according to law, does depose and state as follows:

1. The Affiant is CEO and Senior Closing Coordinator of Lawyer's Escrow Service, Inc. In that capacity, Affiant prepared a Warranty Deed that was executed on May 24, 2017, now of record in Instrument No. 20170602-0054891, Register's Office for Davidson County, Tennessee, from Joshua Brackin, as Grantor, to Alexi Nicole Bevans, an unmarried woman and Brian Duke Bevans, Individually and as Trustee of the Brian Duke Bevans Revocable Trust u/a/d April 14, 2011, as Grantee.

2. The aforementioned Warranty Deed erroneously identified Grantee in that Brian Duke Bevans should have been identified only in his representative capacity as Trustee of the Brian Duke Bevans Revocable Trust u/a/d April 14, 2011, and not in his individual capacity.

3. The Affiant makes this affidavit for the purpose of correcting the original Warranty Deed referenced above, to correctly state the Grantee as follows:

"Alexi Nicole Bevans, an unmarried woman and Brian Duke Bevans as Trustee of the Brian Duke Bevans Revocable Trust u/a/d April 14, 2011"

Affiant makes this Scrivener's Affidavit as the scrivener of the above-described Warranty Deed and for the express purpose of correcting the above-referenced error, and states the foregoing facts are true and correct to the best of her knowledge, information and belief.

Further the Affiant sayeth not.

AFFIANT:

Shannon Philbin

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a notary public in and for said County and State, the above-named Shannon Philbin, Affiant, who is personally known to me or identified upon satisfactory evidence, and in my presence affixed her signature to the within instrument, and affirmed under oath that she did so as her free act and deed, for the purposes therein contained.

Witness my hand and official seal, this 28th day of June, 2017.

My Commission Expires: ANTHONY N. GRECO STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON MY COMMISSION EXPIRES 8-7-2020

Notary Public