BILL GARRETT, Davidson County
Trans:T20170065784 AFFIDAVIT
Recvd: 08/01/17 10:10 2 pgs
Fees:12.00 Taxes:0.00
20170801-0077820

AFFIDAVIT OF SCRIVENER'S ERROR

STATE OF TENNESSEE |
COUNTY OF DAVIDSON |

This Instrument Prepared By:
Laurie J. Hadwyn-Janes, Attorney-at-Law
1305 Timbercrest Lane, Chattanooga, TN 37421
(423) 618-6140

Laurie J. Hadwyn-Janes, (Affiant), of lawful age, first being duly sworn, upon my oath, deposes and says:

1. That I am an attorney that practices in the preparation of property deeds;

2. This affidavit is made of my personal knowledge to correct the unintentional error described herein.

3. That the following instrument, through inadvertence, mistake, and error, contains a scrivener's error within the legal description.

Instrument:	Special Warranty Deed
Grantors:	Nationstar Mortgage, LLC
Grantee:	Jeremy D. Dereen
Date of Instrument:	July 11, 2012
Recorded:	INSTRUMENT NUMBER 201207190063687
Date Recorded:	July 19, 2012

4. This Affidavit is being filed for record in the County of Davidson, State of Tennessee, for the purpose of correcting the legal description contained within the aforementioned instrument, more specifically, to correct the Instrument No. contained in the legal description from 20031119-0618785 to 20031119-0168785 so that the correct legal description reads as follows:

> Being Unit number 174 on the Plan of Phase One, Provincetown, a Horizontal Property Regime with Private Elements of record in Instrument Number 20031119-0168785, Exhibit A-1, Registers Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description thereof.
>
> This is property commonly known as: 5804 Monroe Crossing, Antioch, TN 37013.
> Tax/Parcel ID No.: 163 160A 074.00
>
> Being the same property previously conveyed by Trustee's Deed from Patricia A. Eason, Grantor, through Wilson & Associates, PLLC, Successor Trustee, appointed by instrument of record recorded on February 6, 2012, as Instrument No. 20120206-0010262, unto Nationstar Mortgage, LLC, Grantee, dated March 2, 2012, and recorded on March 7, 2012, as Instrument No. 20120307-0020129, all with the Register's Office for Davidson County, State of Tennessee.

Executed this 21st day of July, 2017.

Laurie J. Hadwyn-Janes, (Affiant), Attorney-at-Law, #017384
1305 Timbercrest Lane, Chattanooga, TN 37421
(423) 618-6140

OATH AND ACKNOWLEDGMENT

On this 21st day of July, 2107 before me, a Notary Public, duly commissioned and qualified, in and for the State and County aforesaid, personally appeared Laurie J. Hadwyn-Janes, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, who executed the foregoing Affidavit of Scrivener's Error, and who acknowledged that she executed the same as her free act and deed. She also made oath that she has read the foregoing Affidavit and the things and matters contained therein are true. The Affiant did further acknowledge that she executed the within described document for the purposes of correcting the scrivener's error herein described.

Subscribed and sworn to before me
this 21st day of July, 2017.

Deborah Howard
Notary Public,
Deborah Howard
(Printed Name), My commission expires: January 25 2021

DEBORAH HOWARD
STATE OF TENNESSEE NOTARY PUBLIC
HAMILTON COUNTY