Instrument prepared by:

Advantage Title & Escrow

3325 Aspen Grove Dr, Ste. 104
Franklin, TN 37067
615-777-2011
#1237

BILL GARRETT, Davidson County
Trans:T20170066635 AFFIDAVIT
Recvd: 08/02/17 15:40 1 pgs
Fees:12.00 Taxes:0.00
20170802-0078904

SCRIVENER'S AFFIDAVIT

STATE OF TENNESSEE
COUNT OF WILLIAMSON

(Reference to Warranty Deed of record in Instrument No. 200408040093741, Register's Office for Davidson County, Tennessee.)

I, Victor Hazelwood, President, for Advantage Title and Escrow, Inc., 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:

1. **That Advantage Title and Escrow, Inc.** prepared a certain **Warranty Deed**, which appears of record in Instrument No. **200408040093741**, in the Office of the Register of **Davidson** County, Tennessee

2. **THAT WHEREAS**, by inadvertence and mistake, herein above said **Warranty Deed** contained the following scrivener's errors in the **Legal Description** :

Being Lot No. 56A, on the Plan of River Trace Estates, Phase I, Section I of record in Plat Book 8250, Page 995, Register's Office for Davidson County, to which reference is made for a more complete description.

3. **NOW, THEREFORE**, for and in consideration of the desire to correct the scrivener's error hereinabove recited, the **Legal Description** on the **Warranty Deed** should read:

Being Lot No. 56A, on the Plan of River Trace Estates, Phase I, Section I of record in Plat Book 6250, Page 995, Register's Office for Davidson County, to which reference is made for a more complete description.

All other matters contained in said **Warranty Deed** remain the same.

FURTHER, Affiant saith not.

President

By: Victor Hazelwood, President
Advantage Title and Escrow, Inc.

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 Victor Hazelwood with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged such person to be the President of Advantage Title and Escrow, Inc., the within named bargainor, a Corporation, and that such President executed the foregoing instrument for the purpose therein contained, by personally signing the name of the Advantage Title and Escrow, Inc., as President.

Witness my hand and official seal at Franklin, TN on this 18th day of July 2017.

Notary Public, commission expires

LATRECE MCADOO
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-08-2018