This Instrument Prepared By
And Please Return To:
Sidwell & Barrett, P.C.
Stewart Title Company
1630 NW Broad Steet, Ste 100
Murfreesboro, TN 37129

Bill Garrett Davidson County
Batch# 70560 AFFIDAVIT
03/19/2018 11:12:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20180319-0025577

SCRIVENER'S AFFIDAVIT

I, Christopher R. Jackson authorized agent for Stewart Title Company, after being duly sworn, hereby certify that Stewart Title Company was the preparer of the Warranty Deed executed by Jesse D. Maugans and Emily Maugans to Shelby Ann Peterson and Benjamin Phillip Peterson, wife and husband, as recorded in Instrument Number 20150518-0045131, in the Register's Office for Davidson County, Tennessee.

The legal description of said Warranty Deed was prepared as follows:

Land situated in Davidson County, State of Tennessee, described as follows to-wit: Being Lot No. 105, on Plan of Mill Run Subdivision, a Resubdivision of Mill Run, Phase 1A, Lot 89, as shown by plat appearing of record in Instrument No. 2011009-0109754, of the Register's Office of Sumner County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

The correct legal description is as follows:

Land situated in Davidson County, State of Tennessee, described as follows to-wit: Being Lot No. 105, on Plan of Mill Run Subdivision, a Resubdivision of Mill Run, Phase 1A, Lot 89, as shown by plat appearing of record in Instrument No. 2011009-0109754, of the Register's Office of **Davidson** County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

The purpose of this affidavit is to attest and affirm that the mistake in the legal description (County name of Register's Office) was a typographical error, and that the legal description should have read as stated above.

STEWART TITLE COMPANY

Christopher R. Jackson, Authorized Agent

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Before me the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared **Christopher R. Jackson** with whom I am personally acquainted and who upon his/her oath acknowledged himself to be the Authorized Agent of Stewart Title Company, and that, he as such Authorized Agent, being authorized to do executed the foregoing instrument for the purposes therein contained by signing the name of the bank by himself as such Authorized Agent.

Witness my hand and seal this 19th day of March, 2018.

Dana Warsop
Notary Public

My Commission Expires: 2/27/2021

DANA WARSOP
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

CERTIFICATE OF AUTHENTICITY

I, Christopher R. Jackson, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

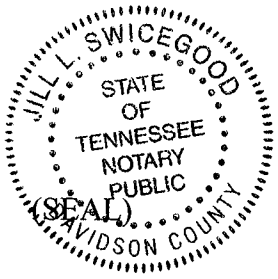
Attorney or Custodian

Stewart Title Company

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, Jill L. Swicegood, a notary public in and for the aforesaid county and state, the within named Christopher R. Jackson, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.



(SEAL)

Jill L. Swicegood
Notary Public

My Commission Expires: Sept 10, 2018

900