Bill Garrett Davidson County
Batch# 71951 AFFIDAVIT
03/21/2018 03:31:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20180321-0026892

This instrument prepared by:
Steltemeier& Westbrook, PLLC
3326 Aspen Grove Drive, STE. 604
Franklin, TN 37067

State of Tennessee
County of Williamson

**Scrivener's Affidavit**
**(Reference to Warranty Deed of record**
**At Instrument No.20161213-0130453,**
**Register's Office, Davidson County, Tennessee)**

Comes now Kimbra Spann, an attorney with Steltemeier & Westbrook, PLLC, and states on oath:

1. That Steltemeier & Westbrook, PLLC, prepared a certain Warranty Deed wherein Lawrence E. Smith and wife, Betty D. Smith, conveyed certain real property to Jones Nashville Project, LLC.
2. That said Warranty Deed was recorded with the Register of Deeds office of Davidson County, Tennessee at Instrument No. **No.20161213-0130453, on December 13, 2016**;
3. That through a scrivener's error, the derivation clause erroneously referenced the deed book and page as the source of title to the seller incorrectly.
4. That the correct book and page reference for the source of title in the derivation clause is hereby corrected, and is **"Book 11560, Page 774."**
5. That this affidavit is given to correct and explain the error and to assist the present owner, as well as all future owners, lenders, title examiners and insurers.

Steltemeier & Westbrook, PLLC

By: _____
Kimbra Spann, Attorney

Subscribed and sworn to before me the undersigned on this 20th day of March, 2018.

Notary Public

My commission expires: 6/24/2018




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 Kimbra Spann, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and seal this 20th day of March, 2018.

Notary Public

My commission expires: 6/24/2018



## True Copy Certification

I, Kimbra Spann, 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.

Kimbra Spann

State of Tennessee
County of Williamson

Personally appeared before me, Larry N. Westbrook, a notary public for this county and state, Kimbra Spann, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Larry N. Westbrook

