Prepared by and Return to:
Amy Cross Nance Attorney at Law
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Bill Garrett Davidson County
Batch# 80786 AFFIDAVIT
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Fees: $17.00 Taxes: $0.00
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SCRIVENER'S AFFIDAVIT

Re: Quitclaim Deed from Martha Ann B. Caldwell to Harold P. Caldwell and Susan N. Caldwell of record in Instrument No. 20170118-0005343 Register's Office for Davidson County, Tennessee

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Comes now, Amy Cross Nance, whose address is 103 Forrest Crossing Blvd Suite 205, Franklin, Tennessee 37064 and would state as follows:

On the 18th day of January, 2017 I prepared the above referenced Quitclaim Deed based on information provided. The legal description did not exclude a previously conveyed parcel.

The following described property is included in the legal description but expressly excluded.

TRACT ONE: Land lying in the City of Oak Hill, Davidsonm County, Tennessee, and being situated on the easterly side of Norfleet Drive, and being further described according to a survey by Wm. Robert Seigenthaler, dated March 29, 1989, as follows:

Beginning at a concrete monument at the intersection point of the northeasterly margin of Norfleet Drive and the south boundary line of the property conveyed to Harold P. Caldwell and wife, Martha Ann Caldwell, of record in Book 4179, page 781, Register's Office for Davidson County, Tennessee; thence with the future right of way line of the northeasterly margin of Norfleet Drive and with a curve to the left having a radius of 50.00 feet, a distance of 74.84 feet to a point: thence with the east property line of lot 2 of the subdivision of Lot 29 of Lakeview Manor Subdivision, not of record, North 28 degrees 31 minutes 15 seconds East 394.52 feet to a point; thence North 9 degrees 21 minutes West 40.72 feet to a concrete monument at the common rear corner of Lot 28 and Lot 30 on the plan of Lakeview Manor, of record in Plat Book 2133, page 39, Register's Office for Davidson County, Tennessee; thence South 89 degrees 44 minutes 10 seconds East 468.9 feet to a concrete monument; thence South 88 degrees 38 minutes East 287.5 feet to a concrete monument; thence 83 degrees 41 minutes 30 seconds East 84.95 feet to a concrete monument; thence South 75 degrees 05 minutes 10 seconds East 227.0 feet to a concrete monument; thence South 53 degrees 39 minutes 40 seconds East 221.9 feet to a concrete monument; thence South 80

degrees 39 minutes West 1,389.9 feet to the point of beginning, and containing 8.748 acres.

TRACT TWO: Land lying in the City of Oak Hill, Davidson County, Tennessee, and being situated on the northeasterly side of the present right of way of Norfleet Drive, and being a small parcel of land between the present right of way of Norfleet Drive and the future right of way of Norfleet Drive and being further described according to a survey, dated March 29, 1989 by Wm. Robert Seigenthaler, as follows:

BEGINNING at a concrete monument at the intersection point of the northeasterly margin of Norfleet Drive and the south boundary line of the property conveyed to Harold P. Caldwell and wife, Martha Ann Caldwell, of record in Book 4179, page 781, Register's Office for Davidson County, Tennessee; thence with the present right of way of said Norfleet Drive, North 56 degrees 25 minutes 25 seconds West 65.89 feet to a point; thence North 28 degrees 31 minutes 15 seconds East 12.15 feet to a point in the future right of way of Norfleet Drive; thence with said future right of way of Norfleet Drive and with a curve to the right having a radius of 50.00 feet, a distance of 74.84 feet to the point of beginning and containing 0.013 acre.

Being the same property conveyed to The Nature Conservancy by deed from Harold P. Caldwell, Jr. and Martha Ann Caldwell of record in Book 7917 Page 934 Register's Office for Davidson County, Tennessee.

This Affidavit is made of my personal Knowledge to correct the error above described.

EXECUTED on this 6th day of April, 2018.

Amy Cross Nance

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me the within named Amy Cross Nance who 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 purpose of recording the scrivener's error herein described.

Witness my hand and official seal this 13th day of April, 2018

My commission expires: 03/31/21

Notary Public

EMILY HOBBY
STATE OF TENNESSEE NOTARY PUBLIC
MARSHALL COUNTY

I Amy Cross Jr do hereby make oath that I am a licensed and/or the custodian of the electronic version of the attached tendered for registration herewith and that this is a true and correct copy of the original documents executed and authenticated according to law.

Signature

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 Amy Cross Jr, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that __he__ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee, this 22 day of May, 2015.

Notary Public

My Commission expires: 7/21/18

CYNTHIA A. BADGER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY