This Instrument Prepared By and Return To:
Robert L. Scruggs, Attorney
2021 Richard Jones Road, Suite 220
Nashville, Tennessee 37215

Bill Garrett Davidson County
Batch# 85967 AFFIDAVIT
04/27/2018 02:58:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20180427-0040023

SCRIVENER'S AFFIDAVIT OF PREPARATION OF WARRANTY DEED
(reference to WD, of record in Instrument No. 20171109-0115808, RODC)

Comes now Robert L. Scruggs, Attorney, 2021 Richard Jones Road, Suite 220, Nashville, TN 37215, and states on oath:

That I prepared a certain Warranty Deed dated November 9, 2017 of record as Instrument No. 20171109-0115808, in the Register's Office of Davidson County, Tennessee, whereas Bart Newton White, III, a single man, was the GRANTOR and Duane L. Sheard was the GRANTEE.

1. That through inadvertence the derivation on the Warranty Deed was not correct as recorded,

2. That the said derivation should read as follows on the Warranty Deed;

   Being the same property conveyed to Bart Newton White, III, a single man by Warranty Deed from Matthew T. Roberts, an unmarried man, filed for record on January 29, 2014 as Instrument No. 20140129-0008210, Register's Office for Davidson County, Tennessee.

4. That this affidavit was given to explain the error and to assist the present owner as well as all future owners, lenders, title examiners and insurers.

Robert L. Scruggs

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a notary public in and for said county and state the within named **Robert L. Scruggs**, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and seal at Nashville, Tennessee, this 27th day of April, 2018.

My commission expires: 1-3-2022

Notary Public

MELODY M JENKINS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMMISSION EXPIRES JANUARY 3, 2022

Tennessee Certification of Electronic Document

I, Robert L. Scruggs, do hereby make oath that I am a licensed attorney and/or the
Signer's Name

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.

Robert L Scrg

Signature

State of Tennessee

County of Davidson

Personally appeared before me, Anthony N. Greco, a notary public for this county and
Notary's Name

state, Robert L. Scruggs, who acknowledges that this certification of an electronic
Signer's Name

document is true and correct and whose signature I have witnessed.

Notary Signature

MY COMMISSION EXPIRES: September 7, 2020

NOTARY'S SEAL

