Karen Y Johnson Davidson County
Batch# 145106 **AFFIDAVIT**
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Fees: $12.00 Taxes: $0.00
20180925-0095049

Prepared by:
Wagon Wheel Title
204 South 11th Street
Nashville, TN 37206

SCRIVENER'S AFFIDAVIT

State of TENNESSEE
County of DAVIDSON

The undersigned, Steven T. Morris, being first duly sworn, deposes and makes oath as follows:

I prepared the following documents:

1. A Warranty Deed dated 08/08/2018, from Eugene Nelson, AKA Eugene H. Nelson and Eugene Harris Nelson, An Unmarried Man, to Jeffrey Frey and Lynda Frey, which was recorded in Instrument No. 20180813-0079843, said Register's Office;

The deed referenced in this deed in the derivation is incorrect and reads Instrument No. 20150624-0060761.

Therefore, in order to comply with the intentions of the parties to said instruments, the legal description of real property attached hereto as Exhibit A is hereby substituted in its entirety for the legal description originally contained in the above-referenced instruments.

Witness my hand this 24th day of September, 2018.

Affiant

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Steven T. Morris, the within named Affiant, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who made oath that the statements contained in the foregoing Affidavit are true of Affiant's own knowledge and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 24th day of September, 2018.

Notary Public

DREW T. BANDY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires May 3, 2021

EXHIBIT "A"

Land situated in Davidson County, Tennessee, being Unit 6, as established in Declaration of Covenants, Conditions and Restrictions for Elliott Avenue Townhomes, a Horizontal Property Regime with Private Elements of record at Instrument No. 20160516-0048883 and First Amendment recorded in Instrument No. 20180808-0078146, in the Register's Office of Davidson, Tennessee with Plat attached as Exhibit "B" to which Master Deed reference is hereby made for a more particular description of said property.

Being a portion of the same property conveyed to Thomas Motzny and Nicole Motzny, husband and wife by Warranty deed from John Mallard and Ann Mallard, husband and wife of record in Instrument No. 20090129-0007848 Register's Office for Davidson County, Tennessee, dated January 28, 2009 and recorded on January 29, 2009.

Being a portion of the same property conveyed to Eugene Nelson by Warranty deed from JB Partners, Tennessee General Partnership of record in Instrument No. 20120131-0008819 Register's Office for Davidson County, Tennessee, dated January 31, 2012 and recorded on January 31, 2012.

Being a portion of the same property conveyed to Nelson Eugene Harris by Warranty deed from Starlene Anderson, unmarried of record in Instrument No. 20131227-0130432 Register's Office for Davidson County, Tennessee, dated December 22, 2013 and recorded on December 27, 2013.

Scrivener's Affidavit of record at Instrument No. 20180622-0060510.

Being a portion of the same property conveyed to Eugene H. Nelson, an unmarried Person by Warranty deed from Thomas Motzny and Nicole Motzny, husband and wife of record in Instrument No. 20150624-0060761 Register's Office for Davidson County, Tennessee, dated June 23, 2015 and recorded on June 24, 2015.

Being also known as 2118 Elliott Avenue Unit 6 Nashville, TN 372042188.