THIS INSTRUMENT PREPARED BY:
Midtown Title, LLC
1704 Charlotte Avenue, Suite 105
Nashville, Tennessee 37203

Karen Johnson Davidson County
Batch# 220065 AFFIDAVIT
04/22/2019 10:40:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20190422-0036322

AFFIDAVIT OF SCRIVENER'S ERROR EXECUTED PURSUANT TO T.C.A. 66-24-101(A) (26)

GRANTOR: Marquis Homes, LLC, a Tennessee Corporation

GRANTEE: Dwayne Elliott, a Single Man

PROPERTY DESCRIPTION: Land in Davidson County, Tennessee, being Unit 301, NASHBORO VILLAGE AT FAIRWAY POINTE, TRACT 21, PHASE TWO Planned Unit Development, as shown on plat of record in Plat Book 4660, page 159, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Dwayne Elliott, A Single Man, by Special Warranty Deed from Marquis Homes, LLC., a Tennessee Corporation, dated September 28, 2006, of record in Instrument No. 20061004-0123053, Register's Office for Davidson County, Tennessee.

ADDRESS: 2632 Nashboro Blvd, Nashville, Tennessee 37217

The undersigned, Christopher M. Corriveau, states that at the time the above-referenced Special Warranty Deed was executed, he was an Owner of TrustLand Title & Escrow, LLC, and makes oath that the following statements are true to the best of his knowledge, information and belief:

1. My office prepared and recorded a Special Warranty Deed which conveyed the above-described property from Marquis Homes, LLC, a Tennessee Corporation ("Grantor") to Dwayne Elliott, a Single Man, ("Grantee"). The said Special Warranty Deed was executed by the Grantor and delivered to the Grantee on September 28, 2006, and then recorded on October 4, 2006 in Instrument No. 20061004-0123053, Register's Office for Davidson County, Tennessee.

2. It has come to my attention that the said Special Warranty Deed contained a typographical error in that it purports to convey the above-described property from Marquis Homes, LLC, a Tennessee Corporation rather than from Marquis Homes, LLC, a Tennessee limited liability company. The reference to Marquis Homes, LLC, a Tennessee Corporation is an error as the correct vesting should be Marquis Homes,

LLC, a Tennessee limited liability company.

3. The purpose of this Affidavit is to permanently correct the typographical error in the said Special Warranty Deed to reflect the Grantor as Marquis Homes, LLC, a Tennessee limited liability company.

4. All other matters contained in said Special Warranty Deed remain the same.

5. Further Affiant sayeth naught.

WITNESS MY HAND on this 19th day of April, 2019.

Christopher M. Corriveau

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Christopher M. Corriveau, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the foregoing instrument for the purposes there in contained.

Witness my hand and official seal at Nashville, Tennessee, this 19th day of April, 2019.

Notary Public
My Commission Expires: 1/3/2023

ROZALIND RUTH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

True Copy Certification

I, Christopher M. Corriveau, 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.

C. M. C

Signature

State of Tennessee
County of Davidson

Personally appeared before me, Rachel Marie Collins, a notary public for the state of Tennessee, Christopher M. Corriveau who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Rachel Marie Collins

Notary Signature

My Commission Expires: 3-21-20

RACHEL MARIE COLLINS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF CHEATHAM