Karen Johnson Davidson County
Batch# 366440 AFFIDAVIT
03/04/2020 09:48:53 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20200304-0023704

This Instrument Prepared By:
Sidwell & Barrett, P.C.
121 First Avenue South
Franklin, TN 37064

**SCRIVNER'S AFFIDAVIT**
**For**
**Quitclaim Deed**
**From: Charles Andrew Hobbs and Jennifer L. Hobbs**
**To: Triad Construction, LLC**
**Of Record in Instrument Number 20161012-0107969**
**Register's Office for Davidson County, Tennessee**

The **undersigned** representative of Sidwell & Barrett, P.C. preparer of the above referenced Quitclaim Deed certifies the following:

That by inadvertent mistake a clerical error was made in the preparation of the Deed of record in Instrument No. 20161012-0107969 Register's Office for Davidson County, Tennessee.

In the deed, the derivation clause was stated as:

Being part of the same property conveyed to Charles Andrew Hobbs and Jennifer L. Hobbs by deed from Triad Construction, LLC of record in Instrument No. 20140527-0045286 Register's Office for Davidson County, Tennessee to which plat reference is hereby made for a more complete and accurate legal description.

The correct derivation clause should have stated:

Being the same property conveyed to Charles Andrew Hobbs and Jennifer L. Hobbs by deed from Triad Construction, LLC of record in Instrument No. 20150619-0058967 Register's Office for Davidson County, Tennessee to which plat reference is hereby made for a more complete and accurate legal description.

This affidavit is being made to correct this error.

**IN WITNESS WHEREOF** I have set my hand this 2 day of March 2020.

Sidwell & Barrett, P.C.

By: Donald R. Barrett, Jr.
Its: Authorized Agent

**STATE OF TENNESSEE (**
**COUNTY OF** Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Donald R. Barrett, Jr. with whom I am personally acquainted (or who proved himself on the basis of satisfactory evidence), and who proved himself to be the authorized agent of Sidwell & Barrett, P.C., the bargainor and who, being authorized to do so, acknowledged that he executed this instrument for the purposes contained therein.

Witness my hand, at office, this 2nd day of March, 2020.

Notary Public

My Commission Expires: 7/9/22

JILL L. SWICEGOOD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY