This instrument prepared by:
Commerce Title & Escrow, LLC
513 3rd Avenue South
Nashville, TN 37210

Record & Return to Preparer
File No.: AGL-20-4400

Karen Johnson Davidson County
Batch# 370542 AFFIDAVIT
03/10/2020 03:04:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20200310-0026962

SCRIVENER'S AFFIDAVIT
[To correct typographical error(s) and legal descriptions in Quitclaim Deed]

That the purpose of this Affidavit is to explain and correct typographical errors in the Quitclaim Deed recorded in Instrument Number 20190613-0057051, in the Register's Office of Davidson County, Tennessee.

Comes now, Commerce Title & Escrow, LLC, with its principal place of business located at 513 3rd Avenue South, Nashville, TN 37210, by and through its authorized agent, Adam G. LaFevor, and states on oath:

1. That Commerce Title & Escrow, LLC had cause to prepare and/or record a Quitclaim Deed for Separation of Tax Parcels executed by Build Nashville, LLC, a Tennessee limited liability company ("Grantor") to Build Nashville, LLC, a Tennessee limited liability company ("Grantee") of record in Instrument Number 20190613-0057051, in the Register's Office of Davidson County, Tennessee (hereinafter referred to as "Deed").
2. The Deed had a typographical error in the legal description(s), and inadvertently cited the properties in Block *138* as shown on the map entitle Plan No. 1, West Nashville, of record in Book 57, Pages 74 and 75, Register's Office for Davidson County.
3. The lots in the legal descriptions are located in Block *38* as shown on the map entitle Plan No. 1, West Nashville, of record in Book 57, Pages 74 and 75, Register's Office for Davidson County.
4. Commerce Title & Escrow, LLC wishes to identify and correct the typographical error(s). The legal descriptions contained in the Deed are hereby amended to read:

   Lot 1: Land in Davidson County, Tennessee, being Lot Nos. 301 and 303, Block 38, as shown on the map entitled Plan No.1, West Nashville, of record in Book 57, Pages 74 and 75, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

   Lot 2: Land in Davidson County, Tennessee, being Lot No. 305, Block 38, as shown on the map entitled Plan No.1, West Nashville, of record in Book 57, Pages 74 and 75, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

That this affidavit is given to correct and explain the error(s) and to assist the present owners and lender, as well as all future owners, lenders, title examiners, and insurers.

EXECUTED on the 10th day of March, 2020.

Commerce Title & Escrow, LLC

By: Adam G. LaFevor, Authorized Agent

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 **Adam G. LaFevor**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged himself to be the **Authorized Agent** of **Commerce Title & Escrow, LLC**, that he as such **Authorized Agent**, being authorized to do so, executed the within instrument for the purposes therein contained. Witness my hand and official seal at office this 10th day of March, 2020.

JADEN SKYE SUTLIFF
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 08-22-2021

Notary Public
My commission expires: 08/22/2021

TENNESSEE CERTIFICATION OF ELECTRONIC DOCUMENT

I, Amanda Vaughn, do hereby make oath that I am 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.

Amanda Vaughn

Amanda Vaughn

State of TENNESSEE
County of DAVIDSON

Personally appeared before me, Adam G. LaFevor, a notary public for the above referenced county and state, Amanda Vaughn, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Adam G. LaFevor
MY COMMISSION EXPIRES: 5/5/2020
NOTARY'S SEAL

