This instrument prepared by:
Steltemeier & Westbrook, PLLC
3326 Aspen Grove Dr., Suite 604
Franklin, TN 37067

Karen Johnson Davidson County
Batch# 543231 AFFIDAVIT
12/29/2020 12:18:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20201229-0154146

Scrivener's Affidavit

Reference to Warranty Deed of record at Instrument No. 20180425-0038787, Register's Office for Davidson County, Tennessee

Comes now Larry N. Westbrook, Attorney with Steltemeier & Westbrook, PLLC, located at 3326 Aspen Grove Drive, Suite 604, Franklin, TN 37067, and states on oath:

That Christopher J. Thornton, PC prepared prepared a certain Warranty Deed dated February 27, 2018, wherein LaKeisha E. Faggett and husband, Jimmy L. Faggett, II ("Grantor"), conveyed all of their right, title and interest in and to certain real property to Eli K. Ellison and Deborah J. Ellison, husband and wife ("Grantee"), and that said Warranty Deed was recorded April 25, 2018 at Instrument No. 20180425-0038787, Register's Office for Davidson County, Tennessee.

That the legal description for the subject property in the aforesaid deed, in setting forth the property being conveyed, contained a typographical error with regard to the Unit No. being conveyed, by virtue of a scrivener's error;

That the correct legal description is as follows:

> Land in Davidson County, Tennessee, being **Unit No. 3-B** on the Plan of The Enclave At Twin Hills Subdivision, A Horizontal Property Regime (with Private Elements) of record in Exhibit "C" in the Master Deed and By-Laws at Instrument No. 20080821-0086071, as amended in 20151112-0115172 and 20151217-0127190, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property, along with that common area as designated as "open spaces" on the Plan of Harbor Village Phase IV, Revision I, of record in Instrument Number 20030723-0102986, in said Register's Office.

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

Larry N. Westbrook

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a notary public in and for said county and state the within named Larry N. Westbrook, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and seal at Franklin Tennessee, this 28th day of December, 2020.

Notary Public

My Commission Expires: 4/6/2021

STEVEN P. WESTBROOK
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TN

TRUE COPY CERTIFICATION

I, Larry N. Westbrook, 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.

Signature – Larry N. Westbrook

State of Tennessee
County of Williamson

Personally appeared before me, Melissa A. Smith, a notary public in and for this county and state, Larry N. Westbrook, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Public

My Commission Expires: 8/27/23

