Bill Garrett Davidson County
Batch# 130969 AFFIDAVIT
08/20/2018 12:40:50 PM 1 pg
Fees: $12.00 Taxes: $0.00
20180820-0082354

This Instrument Prepared By and Return To:
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212
(615) 383-2903

Maximum Principal Indebtedness for Tennessee tax recording purposes is $-0-.

SCRIVENER'S AFFIDAVIT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Comes now, Brian Mitchell, hereinafter referred to as Affiant, on this the 16th day of August 2018, and after first being duly sworn according to law, does state the following as true and correct to the best of his knowledge, information and belief:

1. That Affiant is an employee of Rudy Title & Escrow, LLC.
2. That Affiant prepared a Warranty Deed dated March 30, 2018 and recorded April 2, 2018 in **Instrument Number 20180402-0030317, in the Register's Office for Davidson County, Tennessee** between **Lombardy Partners, LLC, A Tennessee limited liability company (Grantors), and Lindsay Jack Buchan Rimes and Danielle Blakely, (Grantee)** in regards to the property described as follows:

Land in Davidson County, Tennessee, being Unit B of 1919 Delta Avenue Townhomes, and described in a Declaration of Covenants, Conditions and Restrictions in Instrument No. 20160714-0072462, Register's Office for said County, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the units, property, co-owners and tenants, the plat filed as Exhibit "C" to said Declaration and By-Laws appended thereto as Exhibit "B", said Register's Office, are incorporated hereby reference and made a part of the same as though copied herein for a more complete identification and description of said Unit.

3. That the above-mentioned Warranty Deed was recorded with an error of Grantee's name(s).
4. That the Grantee should have read **Lindsay Jack Buchan Rimes and Danielle Blakey**
5. This Affidavit is made to correct the errors as stated above by showing that they resulted from a scrivener's error and not the intentional acts of the parties.

FURTHER, the Affiant sayeth not.

Brian Mitchell
Affiant

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, **Brian Mitchell**, the within named Affiant, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 16th day of August, 2018.

NOTARY PUBLIC

RACHEL MILLIGAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 07-05-2021

My Commission Expires: 7-5-2121