THIS INSTRUMENT PREPARED BY:
Nashville Title Insurance Corporation
2818 Bransford Avenue
Nashville, TN 37204

Karen Y Johnson Davidson County
Batch# 140697 AFFIDAVIT
09/14/2018 08:34:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20180914-0091172

AFFIDAVIT OF SCRIVENER'S ERROR

This Affidavit is being executed for the purpose of correcting the legal description on the Warranty Deed of record in Instrument Number 20180718-0070040, Register's Office for Davidson County, Tennessee. Said deed was granted by **Jona Realty, LLC, a Tennessee limited liability company to Nicholas Petersen, a single man, and Joshua Carrelo-Mendez, a single man**

Comes now ANDY MALONEY, who, having first been duly sworn according to law, depose and say:

1. Nashville Title Insurance Corporation prepared the above mentioned quitclaim deed, and I, Andy Maloney, am the attorney and President of Nashville Title Insurance Corporation.

2. On or about the 13th day of July, 2018, my office, under my direction, prepared a Warranty Deed in which **Jona Realty, LLC, a Tennessee limited liability company**, conveyed a certain parcel of land in Davidson County to **Nicholas Petersen, a single man, and Joshua Carrelo-Mendez, a single man**, which Warranty Deed is of record as Instrument Number 20180718-0070040, Register's Office for said County.

3. That the property description on the Warranty Deed identified the lot incorrectly as follows:

   Being Unit No B together with common areas, as established by Declaration of Covenants, Conditions and Restrictions for 1402 Otay Street, a Townhouse Planned Unit Development (Horizontal Property Regime with Private Elements) of record in Instrument Number 20170317-0026450, and being shown on Plat attached thereto as Exhibit "B", Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of the property.

4. That the intent of the parties to the transaction was that the deed should have stated as follows:

   Being Unit No B together with private elements and limited common elements appurtenant thereto, as established by Declaration of Covenants, Conditions and Restrictions for 1402 Otay Street, a Townhouse Planned Unit Development (Horizontal Property Regime with Private Elements) of record in Instrument Number 20170317-0026450, and being shown on Plat attached thereto as Exhibit "B", Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of the property.

Further affiants say not.

ANDY MALONEY

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Sworn to and subscribed before me this 12th day of September, 2018.

My commission expires:
11-5-2018

NOTARY PUBLIC

CARL E. DUNPHY, II
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

State of Tennessee }
County of Davidson }

Personally appeared before me, the undersigned authority, a Notary Public in and for said county and State, ANDY MALONEY, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who did say upon oath that the facts recited in this instrument are true, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 12th day of September, 2018.

My Commission expires:
11-5-2018

NOTARY PUBLIC

CARL E. DUNPHY, II
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

I, Andy Maloney, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attaehed 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

State of TN
County of Davidson

Personally appeared before me, Hal E. Wilson, III, a notary public for this county and state, Andy Maloney, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My commission expires: 7/8/19

HAL E. WILSON, III
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY