Karen Y Johnson Davidson County
Batch# 158155 AFFIDAVIT
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Fees: $12.00 Taxes: $0.00
20181109-0111167

This instrument prepared by and please return to after recording:
Rochelle, McCulloch & Aulds, PLLC
109 North Castle Heights Avenue
Lebanon, TN 37087
File No.: 18-1535

REGISTER OF DEEDS: PLEASE CROSS-REFERENCE THIS AFFIDAVIT WITH **INSTRUMENT NO. 20181025-0105619, R.O.D.C.T.**

AFFIDAVIT OF SCRIVENER'S ERROR

I, **MATTHEW H. RYAN**, who, having first been duly sworn according to law, do hereby make oath and affidavit as follows:

1. That I am an attorney at law licensed to practice in the State of Tennessee, with my principal place of business in Lebanon, Wilson County, Tennessee;

2. Our office prepared the Warranty Deed dated October 11, 2018, and recorded in Instrument No. 20181025-0105619, Register's Office of Davidson County, Tennessee, whereby the grantor, **JESSIE ARNEY, unmarried**, conveyed certain real property to the Grantees, **FOREST E. JENNINGS and KAREN T. JENNINGS, husband and wife**;

3. That through inadvertence and error, the name of the grantee, as stated on page 1 of the Deed is incorrect. The correct grantee name is as follows: **FOREST E. JENNINGS and KAREN J. JENNINGS, husband and wife**, the grantee name on page 1 of the Deed shall be replaced with the aforementioned correct name, and shall be incorporated into the Deed as if originally included therein; and

4. That this affidavit is given to explain the errors as set forth herein and to assist the present owner as well as all future owners, lenders, title examiners and insurers.

Further affiant saith not.

MATTHEW H. RYAN

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said county and State, **MATTHEW H. RYAN**, 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 6th day of November, 2018.

My Commission expires:
1-13-2021

Debbie A. Serban
NOTARY PUBLIC

DEBBIE A. SERBAN
STATE OF TENNESSEE
NOTARY PUBLIC
WILSON COUNTY