Karen Johnson Davidson County
Batch# 231570 AFFIDAVIT
05/17/2019 11:35:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20190517-0046750

This Instrument Prepared By and Return to:
Rudy Title & Escrow
2012 21st Avenue South
Nashville, TN 37212

SCRIVENER'S AFFIDAVIT

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Comes now, **Jordan T. Myers**, hereinafter referred to as Affiant, on this 17th day of May, 2019, 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 May 10th, 2019 and recorded May 13th, 2019 in **Instrument No. 20190513-0044964, Register's Office for Davidson County, Tennessee** by and between **Urban Properties, LLC, a Tennessee limited liability company,** as Grantor, and **Richard C. King and Melissa King, husband and wife,** as Grantee.

3. Said Warranty Deed contained a clerical error with regard to the legal description.

4. That Affiant makes this affidavit for the purpose of correcting the legal description to read:

   Land in Davidson County, Tennessee, being Unit 1 of Trinity Lane Townhomes, and described in a Declaration of Covenants, Conditions and Restrictions of record in Instrument No. 20170612-0058341 and amended in Instrument No. 20190215-0014155, 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.

5. This Affidavit is made to correct any defect in title by reason of the aforesaid defective instruments by showing that the defect resulted from a scrivener's error and not the intentional acts of the parties.

Jordan T. Myers
Affiant

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State aforesaid, Jordan T. Myers, the within named Affiant, 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 official seal this 17th day of May, 2019.

REGINA BLATT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-05-2021

Regina Blatt
Notary Public
My Commission Expires: 7/5/21

True Copy Certification

I, Laura Mitchell, 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

State of TENNESSEE

County of DAVIDSON

Personally appeared before me, JORDAN T. MYERS, a notary public for this county and state, Laura Mitchell who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 01-06-2020
Notary' Seal (if on paper)

JORDAN T MYERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY