Karen Johnson Davidson County
Batch# 244764 AFFIDAVIT
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Fees: $12.00 Taxes: $0.00
20190618-0058539

This instrument Prepared By:
John G. Mitchell, III
Attorney at Law
106 E. College St.
Murfreesboro, TN 37130

SCRIVENER'S AFFIDAVIT

RE: Correction of Warranty Deed
Dated June 13, 2019 filed for record in Instrument No. 20190614-0057518
Register's Office for Davidson County, Tennessee

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Comes now, Eileen Smith, who is an employee **of Tri-Star Title Company, LLC,** and whose address is 106 E. College St., Murfreesboro, TN 37130 and would state as follows:

On the 13th day of June, 2019, I was an employee of Tri-Star Title Company, LLC, one of my duties was to assist in the preparation of various documents, including Warranty Deeds, or similar conveyances of real estate. In connection with my work, I am called upon, from time to time, to prepare and/or review above described documents.

Recorded in Instrument No. 20190614-0057518, Register's Office for Davidson County, Tennessee, is a Warranty Deed conveying the subject property..

The foregoing Warranty Deed contains a scrivener's error. Said Warranty Deed conveyed the subject property to Andrea A. Birch, Trustee of the Amended and Restated Andrea A. Birth Revocable Trust dated June 16, 2010. The Warranty Deed should convey the property to **Andrea A. Birch, Trustee of the Amended and Restated Andrea A. Birch Revocable Trust dated June 16, 2010**.

This Affidavit is made of my personal knowledge to correct the error above described.

EXECUTED on this 17th day of June, 2019.

Eileen Smith

Eileen Smith

OATH AND ACKNOWLEDGMENT

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Personally appeared before me the within named Eileen Smith, of **Tri-Star Title Company, LLC,** who made oath that she has read the foregoing Affidavit and the things and matters contained therein are true. The Affiant did further acknowledge that she executed the within described document for the purpose of correcting the scrivener's error herein described.

Witness my hand and official seal this 17th day of June, 2019.

NOTARY PUBLIC

STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY

My Commission Expires: 2/21/22

TRUE COPY CERTIFICATION

I, **TRACEY GULLETT**, 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.

TRACEY GULLETT

STATE OF TENNESSEE

COUNTY OF RUTHERFORD

Personally appeared before me, Lindsey Frye, a notary public for this county and state, Tracey Gullett, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

NOTARY PUBLIC

My commission expires: 5·16·2022

LINDSEY FRYE
STATE OF TENNESSEE NOTARY PUBLIC
CANNON COUNTY