AFTER RECORDATION, RETURN TO:
TENNESSEE TITLE & ESCROW AFFILIATES, LLC
7105 CROSSROADS BLVD., SUITE 101
BRENTWOOD, TN 37062

PREPARED BY:
TENNESSEE TITLE & ESCROW AFFILIATES, LLC
7105 CROSSROADS BLVD., SUITE 101
BRENTWOOD, TN 37062

Karen Johnson Davidson County
Batch# 285473 AFFIDAVIT
09/13/2019 03:06:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20190913-0093173

AFFIDAVIT OF SCRIVENER'S ERROR

Before me, the undersigned attesting officer, came Trey Cain, (the "Affiant"), who being sworn, duly deposes as follows:

1. **The, (Affiant) prepared a Warranty Deed dated October 31, 2018 and of record in Instrument No. 20181102-0108826, Register's Office for Davidson County, Tennessee, for a transaction involving the property described below.**

   Improved property known as: 2736 Bobby Avenue, Nashville, TN 37216.

   Land in Davidson County, Tennessee, being Lot No. 51 on the map of Happy Valley, Section "C", not of record, described according to a survey made by Z. J. Wilkinson, Surveyor, September 2, 1945, as follows:

   Beginning on the southerly margin of Bobby Avenue at a point 1025 feet, more or less, east of the easterly margin of Cooper Lane, said point being the corner of Lots 50 and 51; thence with the line between said two lots southwardly 140 feet; thence eastwardly 75 feet to the corner of lots 51 and 52; thence with the line between said two lots northwardly 140 feet to the southerly margin of Bobby Avenue; thence with said Avenue westwardly 75 feet to the beginning.

   Being the same property conveyed to MC2 Group, LLC, a Tennessee corporation, by Warranty Deed from Karen Chan dated October 31, 2018 of record as Instrument No. 20181102-0108826, Register's Office for Davidson County, Tennessee.

2. **A Scrivener's Error was made in that the Grantees names are shown incorrectly.**
3. **The correct Grantees should be shown as: MC2 Group, Inc., a Tennessee corporation.**
4. **The purpose of this affidavit is to put all parties on notice of the above-described errors and to correct the same.**

Trey Cain

STATE OF TENNESSEE COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Trey Cain**, the within named bargainor(s), 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, at office, this 12th day of September 2019.

Notary Public

BRIAN HURST
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES JULY 6, 2020

My commission expires: 7-6-2020

True Copy Certification

I, **Triston Jacobs**, 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 Williamson

Personally appeared before me, **Brian Hurst**, a notary public for this county and state, **Triston Jacobs** 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: 7-6-2020
Notary Seal (if on paper)

