Karen Johnson Davidson County
Batch# 340203 AFFIDAVIT
01/08/2020 09:00:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20200108-0002466

Document prepared by and return to:
Hyde Park Title & Escrow, LLC
1800 S. Rutherford Blvd., Suite 203
Murfreesboro, TN 37130

SCRIVENER'S AFFIDAVIT

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before the undersigned authority, this 2nd day of January, 2020, personally appeared Andrew Mitchell, of 1800 S. Rutherford Blvd., Murfreesboro, Tennessee, (Affiant) who by me, being first duly cautioned and sworn, and states:

1. He is the Attorney for Hyde Park Title and Escrow, LLC, with an office located at the address shown above.
2. On the 30th day of May, 2019, Hyde Park Title & Escrow, LLC, caused to be recorded a Quitclaim Deed conveying title to property from Loretta Y. Cheairs to Holly S. Leach, in Instrument No. 20190530-0051072, Register's Office for Davidson County, Tennessee.
3. The said Quitclaim Deed contained an erroneous deed reference of Book 11372, Page 876, said Register's Office.
4. Therefore, the derivation of said Quitclaim Deed should read as follows: "Being the same property conveyed to Loretta Y. Cheairs and Holly S. Leach by Deed of record in Instrument No. 20170221-0017273, Register's Office for Davidson County, Tennessee.
5. The purpose of this Affidavit is to correct the derivation clause in the Quitclaim Deed recorded in Instrument No. 20190530-0051072, said Register's Office.

Further Affiant sayeth not.

Andrew Mitchell

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Acknowledged before me, the undersigned, a notary public in and for the state and county aforesaid on January 2, 2020, by Andrew Mitchell with whom I am personally acquainted.

Notary Public
My Commission Expires: 8/27/22

EILEEN SMITH
STATE OF TENNESSEE NOTARY PUBLIC
CANNON COUNTY

ELECTRONIC CERTIFICATION PAGE

I, Andrew 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.

Andrew Mitchell
Signature

State of TN
County of Rutherford

Personally appeared before me, Jim A Hyde, a notary public for this county and state, Andrew Mitchell, 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: 09/19/2022

JIM A HYDE
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY