This instrument prepared by:

Bell Law Settlement Services, LLC
112 30th Ave. N.
Nashville, TN 37203

Karen Johnson Davidson County
Batch# 351346 AFFIDAVIT
01/31/2020 08:19:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20200131-0011367

AFFIDAVIT OF SCRIVENER'S ERROR

Comes now Niraj Vanmali, who, having first been duly sworn according to law, depose and say:

1. That I am an an attorney with **Bell Law Settlement Services, LLC**, in Davidson County, Tennessee.

2. That on or about August 1, 2019, my office, under my direction, executed a Warranty Deed transferring the property located at 1040 Treaty Oaks Dr., Nashville, Tennessee 37209, from **HR Properties, a Tennessee general partnership**, to **Margaret Tomlin** and **Chloe Doyle**. The executed Warranty Deed is/are of record in **Instrument No. 20190814-0080807,** in the Register's Office for Davidson, Tennessee.

3. THE WARRANTY DEED WAS RECORDED **AUGUST 14, 2019, IN INSTRUMENT NO. 20190814-0080807** AND INCLUDED AN ERRONEOUS LEGAL DESCRIPTION.

4. THIS AFFIDAVIT IS MADE TO CORRECT THE ERROR LISTED IN NUMBER 3. THE CORRECT LEGAL DESCRIPTION SHOULD STATE:

   LAND SITUATED IN DAVIDSON COUNTY, TENNESSEE, BEING UNIT 6R, AS ESTABLISHED IN THE DECLARATION OF THE COVENANTS, CONDITIONS AND RESTRICTIONS FOR TREATY OAKS COTTAGES, A HORIZONTAL PROPERTY REGIME WITH PRIVATE ELEMENTS, OF RECORD IN INSTRUMENT NO. 20141120-0107174, AS AMENDED IN INSTRUMENT NOS. 20150113-0003651; 20150814-0081914; 20160826-0089501; AND 20160922-0099884, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE WITH PLAT ATTACHED AS EXHIBIT "B" TO WHICH THE MASTER DEED REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION OF SAID PROPERTY.

   BEING A PORTION OF THE SAME PROPERTY CONVEYED TO HR PROPERTIES OF TENNESSEE, A TENNESSEE GENERAL PARTNERSHIP, BY WARRANTY DEED FROM STEPHENS LIQUIDATION CORPORATION, FORMERLY KNOWN AS STEPHENS MILLWORK AND LUMBER CO., A TENNESSEE CORPORATION, BY WARRANTY DEED, DATED JUNE 3, 2014, OF RECORD IN INSTRUMENT NO. 20140603-0047518, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

   BEING A PORTION OF THE PROPERTY CONVEYED TO HR PROPERTIES OF TENNESSEE, GP, A TENNESSEE GENREAL PARTNERSHIP BY WARRANTY DEED RECORDED ON 02/05/2018 IN INSTRUMENT NO. 20180205-0011563, REGISTEER'S OFFICE OF DAVIDSON COUTY, TENNESSEE.

   THIS IS IMPROVED PROPERTY KNOWN AS 1040 TREATY OAKS DR., NASHVILLE, TENNESSEE 37209.

Further affiants say not.

NIRAJ VANMALI

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

Personally appeared before me, the undersigned, a Notary Public in and for said county and State, **NIRAJ VANMALI,** 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 he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this __ day of January, 2020.

My Commission expires:
11·8·22

NOTARY PUBLIC

REGINA V SULLO
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 11-8-2022

