This Instrument Prepared By:
Richard A. Northcutt, Attorney
Metropolitan Escrow, Inc.
217 Pineway Drive
Nashville, TN 37217

Karen Johnson Davidson County
Batch# 373710 AFFIDAVIT
03/17/2020 01:29:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20200317-0029551

SCRIVENER'S AFFIDAVIT

RE: Correction of Legal Description in Warranty Deed
from Virgil R. Askren, III and Judith L.M. Askren, husband and wife, and
Abigail E. Askren, unmarried, to Joshua D. Bales, an unmarried man, of record in
Instrument 20191025-0109655, Register's Office for Davidson County, Tennessee
Map/Parcel #136150C00800CO

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Comes now, Karen H. Suggs, who is an Employee for Metropolitan Escrow, Inc. and whose address is 217 Pineway Drive - Nashville, TN 37217, and would state as follows:

On the 22nd day of October, 2019, I was an employee of Metropolitan Escrow, Inc. One of my duties was to assist in the preparation of various documents, including Deeds, Quitclaim Deeds, Deeds of Trust, Assignments of Deed of Trust or other similar conveyances of real estate. In connection with my work, I was called upon, from time to time, to prepare and/or review real estate property documents.

Recorded in Instrument 20191025-0109655, in the Register's Office for Davidson County, Tennessee, is a Warranty Deed conveying certain real property that was executed by Virgil R. Askren, III and Judith L.M. Askren, husband and wife, and Abigail E. Askren, unmarried, as GRANTORS, to Joshua D. Bales, an unmarried man, as GRANTEES.

The foregoing instrument contains a scrivener's error in that the Legal Description is incorrect on said Warranty Deed. This error was unintentional. The correct and proper legal description which should appear in the deed of record in Instrument 20191025-0109655 said Register's Office, is as follows:

Land in Davidson County, Tennessee, being Unit 8, on the Plan of Camden Court Townhomes, as established by Master Deed of record in Instrument No. 20010201-0009990; Instrument No. 20010314-0024382; and Instrument No. 20010605--0058442, and as shown on plan of record in Instrument No. 20010205-0010878, Register's Office for said County, to which plan reference is hereby made for a more complete description.

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

EXECUTED on this 16th day of March, 2020.

Karen H. Suggs
(AFFIANT) – Karen H. Suggs

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn and subscribed before me this 16th day of March, 2020, as being executed by Karen H. Suggs.

My commission expires: 5/5/20

Patricia Nicholls
Notary Public

PATRICIA NICHOLLS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, Karen H. Suggs, to me known to be the person described herein with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who executed the foregoing instrument, and acknowledged that he/she executed the same as his/her free act and deed.

Witness my hand and seal at office, this 16th day of March, 2020.

My Commission Expires: 5/5/20

Patricia Nicholls
Notary Public

PATRICIA NICHOLLS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

True Copy Certification

I, Anita Lester, 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, Patricia Nicholls, a notary public for this county and state, Anita Lester 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: 5/5/20
Notary' Seal (if on paper)

PATRICIA NICHOLLS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.