This instrument prepared by:
Advantage Title and Escrow
1321 Murfreesboro Pike, Suite 823
Nashville, TN 37217

Karen Johnson Davidson County
Batch# 437526 AFFIDAVIT
07/14/2020 03:13:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20200714-0077085

After Recording Return to:
Bell & Alexander Title Services, Inc.
8110 Isabella Lane, Suite 200
Brentwood, TN 37027

AFFIDAVIT OF SCRIVENER'S ERROR

Come now Victor Hazelwood, President, Advantage Title and Escrow, Inc., who, having first been duly sworn according to law, depose and say:

1. I, Victor Hazelwood, President, for Advantage Title and Escrow, Inc., being duly sworn according to law, do hereby make oath that the following statements are true to the best of my information, knowledge and belief:

2. That on or about the 14th day of June, 2017, That Advantage Title and Escrow, Inc. prepared a certain Deed in which Q. E. Bass conveyed a certain parcel of land in ~~Williamson~~ Davidson County, Tennessee, to ADS of South Florida, which deed is of record in Instrument No. 20170621-0062429, Register's Office for said County;

3. That the legal description on the Deed is incorrect and should read:

   Land in Davidson County, Tennessee, being Lots Nos. 3 in G.W. Ashcroft's Subdivision of Lot No. 11 of Boyd's Mcnairy Plan of record in Book 57, Page 59, said lots each front on Hardin Street (36) thirty six feet each no. 3 running back between parallel lines 68 feet and 8 inches, and said Lot No. 4 running back between parallel lines (71) seventy one feet, being two of the said lots deeded to J.T. Wilson by A. Menefae by deed dated October 17, 1898.

Further affiants say not.

Executed this 30 day of June, 2020 for the purposes herein stated.

Victor Hazelwood, President

STATE OF TENNESSEE
COUNTY OF DAVIDON

Personally appeared before me, the undersigned authority, a Notary Public in and for said county and State, **Victor Hazelwood, President**, 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 30 day of June, 2020.

My Commission expires:

NOTARY PUBLIC

HILARY MOHSENZADEH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-02-2022

[SEAL]

Tennessee Certification of Electronic Document

I, Benjamin Seamon (Signer's Name), 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, W. Reid Solomon (Notary's Name), a notary public for this county and state, Benjamin Seamon (Signer's Name), 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: _____

NOTARY'S SEAL

W. REID SOLOMON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 06-04-2023

(3) All electronic documents eligible for registration pursuant to this subsection are validly registered when accepted for recording by the county register. Electronic documents registered by county registrars prior to July 1, 2007 shall be considered validly registered with or without the certification provided in subsection (2).

SA0241

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