Instrument prepared by

Advantage Title & Escrow

1321 Murfreesboro Pike, Suite 823
Nashville, TN 37217
615-777-2011
#11846

Karen Johnson Davidson County
Batch# 468051 **AFFIDAVIT**
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20200901-0099301

SCRIVENER'S AFFIDAVIT

STATE OF TENNESSEE
COUNTY OF Davidson

(Reference to Warranty Deed **of record in** INSTRUMENT NO. 20170302-0020681, Register's Office for DAVIDSON County, Tennessee.)

I, Andy Maloney, Attorney at Law, formerly, President, for Nashville Title Insurance Corporation, 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:

1. **That Nashville Title Insurance Corporation** prepared a certain **Warranty Deed**, which appears of record in INSTRUMENT NO. 20170302-0020681, **Register's Office for** DAVIDSON **County, Tennessee.**

2. **THAT WHEREAS**, by inadvertence and mistake, herein above said **Warranty Deed** contained the following scrivener's errors in the **Legal Description**:

Land in Davidson County, Tennessee, being Unit #577, of Nashboro Village Nineteen Condominium, as of record in Plat Book 5200, Page 80, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

3. **NOW, THEREFORE**, for and in consideration of the desire to correct the scrivener's error hereinabove recited, the **Legal Description** on the **Warranty Deed** should read:

Land in Davidson County, Tennessee, being Unit #677, of Nashboro Village Nineteen Condominium, as of record in Plat Book 5200, Page 80, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

All other matters contained in said **Warranty Deed** remain the same.

FURTHER, Affiant saith not.

By: **Andy Maloney, Attorney at Law**

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Andy Maloney** with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purpose therein contained.

Witness my hand and official seal at NASHVILLE, TENNESSEE, this 25 day of August, 2020.

LAURA JANE SHOUN NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

Notary Public
Commission Expires: 2/26/24