Karen Johnson Davidson County
Batch# 476167 AFFIDAVIT
09/15/2020 01:48:37 PM 1 pg
Fees: $12.00 Taxes: $0.00
20200915-0105245

This Instrument Prepared By and Return to:
Rudy Title & Escrow
2012 21st Avenue South
Nashville, TN 37212
O-K-20-805

Maximum Principal Indebtedness for Tennessee tax recording purposes is $-0-.

SCRIVENER'S AFFIDAVIT

Comes now, **Stacey Palmer,** hereinafter referred to as Affiant, on this 11th day of September, 2020, and after first being duly sworn according to law, does state the following as true and correct to the best of her knowledge, information and belief:

1. The affiant is an employee of Rudy Title & Escrow, LLC.

2. The Warranty Deed prepared by First Title, LLC for real property located at **805 Benton Avenue, Nashville, TN 37204**, executed by **David L. Sebastian and Deborah L. Sebastian, husband and wife** conveying property to **Clementine Carter Adkins and Sonya D. Adkins, husband and wife** recorded in **Instrument Number 20170419-0038242**, Register's Office for **Davidson** County, Tennessee.

3. Said Warranty Deed was recorded with a typographical error by the preparer in that the vesting of the Grantees is incorrect.

   THE NAME OF THE GRANTEE IN WARRANTY DEED OF RECORD IN INSTRUMENT NUMBER 20170419-0038242, DAVIDSON COUNTY, TN, IS HEREBY AMENDED TO READ:

   CLEMENTINE CARTER ADKINS, A MARRIED WOMAN AND SONYA D. ADKINS, AN UNMARRIED WOMAN

Stacey Palmer
AFFIANT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State aforesaid, **STACEY PALMER**, the within named bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 10th day of September, 2020.

Briana Gage
Notary Public

My Commission Expires:

BRIANA GAGE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 01-08-2024