Prepared by and return to:
Tennessee Nations Title Agency, Inc.
404 BNA Drive, Suite 307
Nashville, Tennessee 37217
615-360-2703
tn-closing@nationstitle.com

Karen Johnson Davidson County
Batch# 490674 AFFIDAVIT
10/06/2020 03:53:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20201006-0115976

AFFIDAVIT OF SCRIVENER'S ERROR
20NT02015

I, Stephanie Haddox, Affiant herein, having personal knowledge of the facts herein stated, make the following statements of fact:

Whereas, Megan Bowden, unmarred and Robert Bowden and Shirlene Bowden, husband and wife, as the seller, did execute a Warranty Deed on August 25, 2020, which was recorded as Instrument No. 20200827-0097507, at the Davidson County, Tennessee Register of Deeds Office.

And whereas, it has been subsequently discovered that legal description was incorrect.

Now therefore, it is hereby attested by and through the scrivener that the legal description be corrected as follows:

Land in Davidson County, Tennessee, being Lot No. 192 on the plan of Lakeside Cove at Percy Priest, Phase 4 of record in instrument no. 20070607-0066360, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Megan Bowden, unmarried and Robert Bowden and Shirlene Bowden, husband and wife, by WARRANTY from Brian S. Brown and Natalie A. Sanders, Co-Trustees of the Silver Spur Living Trust, dated 08/30/2013 and recorded 09/05/2013 as document no. 20130905-0093594, Register's Office for Davidson County, TN.

This is an improved property commonly known as 5527 Dory Drive, Antioch, TN 37013

It is further attested by the scrivener that all other aspects of the Warranty Deed are correct.

Dated this the 10 day of October, 2020.

Signing on behalf of:
Tennessee Nations Title Agency

Stephanie Haddox

State of Tennessee}
County of Davidson}

On this 10 day of October, 2020, before me, a Notary Public in and for said County, personally appeared Stephanie Haddox, to me known to be the same person described herein and who executed the within instrument who acknowledged the same to be their free act and deed.

Notary Public
My Commission Expires 5/7/2024

CORTNEY JACKS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-7-2024

Certificate of Authenticity

I, Jill Neely **do hereby make oath that I am a license attorney and/or 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.**

Jill M Neely

Signature

State of Tennessee

County of Davidson

Personally appeared before me Christy Michelle Jones**, a notary public for this county and state,** Jill Neely **who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.**

Christy Michelle Jones

Notary's Signature

My Commission Expires:_____

Notary's Seal (If on paper)

CHRISTY MICHELLE JONES
STATE OF TENNESSEE NOTARY PUBLIC
DICKSON COUNTY
MY COMMISSION EXPIRES 2-27-2024