Prepared BY:
Chapman & Rosenthal Title, Inc.
10 Burton Hills Boulevard
Suite 130
Nashville, TN 37215
File No. 200930495

Karen Johnson Davidson County
Batch# 549144 **AFFIDAVIT**
01/07/2021 09:44:14 AM 1 pg
Fees: $12.00 Taxes: $0.00
20210107-0003151

AFFIDAVIT OF KATE ROSENTHAL, ATTORNEY AT LAW

STATE OF TENNESSEE
COUNTY OF DAVIDSON

WHEREAS, on October 28, 2020, Kate Rosenthal, Attorney at Law, was an employee of Chapman & Rosenthal Title, Inc., and in her capacity with Chapman & Rosenthal Title, Inc., she prepared and notarized a Warranty Deed transferring property located at 38 Erwin Court, Nashville, TN 37205 from Lola K. Dale, unmarried to Wootson Enterprises, LLC.

WHEREAS, on October 30, 2020, Kate Rosenthal, Attorney at Law, sent for recording said Warranty Deed but omitted the death of a grantor derivation clause. The Derivation should have included:

Albert J. Dale, Jr. having died November 9th, 2007, his interest is said property having passed to Lola K. Dale, assuming as tenant by the entirety.

WHEREAS, the aforementioned Warranty Deed was incorrectly recorded in the Register's Office of Davidson County, Tennessee in Instrument No. 20201030-0127040, by scrivener's error, and Kate Rosenthal, Attorney at Law, by this sworn affidavit, desires to correct this error by recording this affidavit.

FURTHER AFFIANT SAYETH NAUGHT.

Kate Rosenthal, Attorney at Law

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority in and for the jurisdiction aforesaid, the within named bargainor, Kate Rosenthal, Attorney at Law, who being by me first duly sworn according to law, states on oath that the statements contained in the above and foregoing instrument as true and correct as therein stated and set forth.

WITNESS my hand and Official Seal at office this 6th day of January, 2021.

NOTARY PUBLIC

My Commission Expires:_____

RYAN DIECK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES MAY 7, 2024