Karen Johnson Davidson County
Batch# 557495 AFFIDAVIT
01/20/2021 12:30:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20210120-0008617

This Instrument Prepared By and Return to:
Rudy Title & Escrow
2012 21st Avenue South
Nashville, TN 37212
G-TAG-20-2925

Maximum Principal Indebtedness for Tennessee tax recording purposes if $0.

SCRIVENER'S AFFIDAVIT

Comes now, **Adam H. Jefferson**, hereinafter referred to as Affiant, on this 20th day of January, 2021, 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. On December 10, 2020, Rudy Title and Escrow, LLC recorded a Warranty Deed for real property located at 2925 Moss Spring Drive, Antioch, Tennessee 37013, recorded in Instrument No. 20201210-0144401, in the Register's Office for Davidson County, Tennessee.

3. Said Warranty Deed was recorded with an incorrect listing of the Grantees. The correct listing of the Grantees should read as follows:

   Parker G. Kirby, an unmarried man, and Lauren E. Allen, an unmarried woman

4. Further, said Warranty Deed was recorded with an incorrect listing of the New Owners. The correct listing of the New Owners should read as follows:

   Parker G. Kirby and Lauren E. Allen

5. This Affidavit is made to correct any defect in title by reason of the aforesaid Defective instrument by showing that the defect resulted from a scrivener's error and not an intentional act of the parties.

FURTHER, the Affiant sayeth not.

Adam H. Jefferson

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State aforesaid, **Adam H. Jefferson**, the within named affiant, 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 20th day of January, 2021.

Notary Public

My Commission Expires: 6/11/2023

LOGAN C. E. BELL
TENNESSEE
NOTARY
PUBLIC
My Comm Exp.
06/11/2023
COUNTY OF CHEATHAM

True Copy Certification

I, John Gleaves, 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 Davidson

Personally appeared before me, Gabriel Lutz, a notary public for this county and state, John Gleaves, 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: 10/2/2023
Notary' Seal (if on paper)

GABRIEL LUTZ
STATE
OF
TENNESSEE
NOTARY
PUBLIC
DAVIDSON COUNTY