PREPARED BY & RETURN TO:
Magnolia Title & Escrow, Inc.
1104 Fatherland St.
Nashville, TN 37206

Karen Johnson Davidson County
Batch# 578731 AFFIDAVIT
02/25/2021 11:21:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20210225-0023835

SCRIVENER'S AFFIDAVIT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Leslie A. Garside, a resident of Davidson County, Tennessee, being of lawful age, hereinafter referred to as "Affiant," being first duly sworn according to law, deposes and states as follows:

1. That Affiant, as an attorney of Magnolia Title & Escrow, Inc., on March 8, 2019, prepared a certain Quitclaim Deed, which Deed was executed by Jose DelValle and appears of record in Instrument No. 20190314-0023479, in the Register's Office for Davidson County, Tennessee.

2. One of Affiant's duties was to accurately reflect the purpose of said Quitclaim Deed;

3. Whereas, by inadvertence, error and mistake, Affiant failed to include important information on said Quitclaim Deed to clarify the purpose of its execution.

4. Now, therefore, Affiant hereby certifies and would attest that Jose DelValle and Jose Del Valle, Jr. are one and the same person, and that said Quitclaim Deed was being executed for purposes of adding Jose Del Valle Jr.'s spouse to title so that Jose Del Valle, Jr. a/k/a Jose Del Valle and Danielle E. Del Valle now hold title as husband and wife.

5. The Affiant further affirms that all other terms, provisions, and warranties recited in the Deed recorded on March 14, 2019 in Instrument No. 20190314-0023479, in the Register's Office of Davidson County, Tennessee, not specifically recited and corrected herein, shall remain unchanged and in full force and effect.

Leslie A. Garside, Attorney at Law

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named **Leslie A. Garside,** with whom I am personally acquainted, (or proved to me her identity on the basis of satisfactory evidence) and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 23rd day of February, 2021.

NOTARY PUBLIC

My Commission Expires: 11-16-23

TABATHA EDWARDS
STATE OF TENNESSEE
NOTARY PUBLIC
WILSON COUNTY

Certificate of Authenticity

I, Leslie Garside, 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.

Leslie Garside

Signature

State of Tennessee

County of Davidson

Personally appeared before me, D. Hardwick, a notary public for this county and state, Leslie Garside who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

D. Hardwick

Notary's Signature

My Commission Expires: 5/23/2023

Notary's Seal (If on paper)

D. Hardwick
STATE OF TENNESSEE NOTARY PUBLIC
County of Sumner

Return to:
Garside & Hunter, PLLC
1104 Fatherland St.
Nashville, TN 37206