Instrument Prepared By & Return To:

Midtown Title, LLC
1704 Charlotte Avenue, Suite 105
Nashville, TN 37203

Karen Johnson Davidson County
Batch# 580058 AFFIDAVIT
03/01/2021 08:39:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20210301-0025058

Re:

Quitclaim Deed Pursuant to Lease with Option to Purchase from John Matthew Binkley and wife, Leighsa Binkley to Mohammad Taghi Oftadeh dated April 30, 2004 and recorded May 4, 2004 in Instrument Number 20040504-0050750, Davidson County Register's Office (the "Quitclaim Deed")

AFFIDAVIT OF SCRIVENER'S ERROR

STATE OF GEORGIA
COUNTY OF GWINNETT

BEFORE ME, the undersigned Notary who is authorized to administer oaths and take testimony in the aforesaid jurisdiction, personally appeared Jeffrey C. Horn, who is well known to me (or proved to me on the basis of satisfactory evidence), and said person swore under oath and stated as follows:

1. That I prepared the above-captioned Quitclaim Deed.
2. That there appears to be a scrivener's error in the legal description of the Quitclaim Deed, namely that references to the lot number and subdivision are omitted.
3. That the correct reference is Lot 5, Section Three, Hermitage Industrial Park.

FURTHER AFFIANT SAYS NOT.

_____ (Affiant)
Jeffrey C. Horn

Sworn to and subscribed before me this 24th day of February 2021.

_____
Notary Public

My Commission Expires: 07/30/24

JESSICA EASTER NOTARY PUBLIC GEORGIA DEKALB COUNTY EXPIRES July 30, 2024

True Copy Certification

I, Christopher M. Corriveau, 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.

C. M. C.

Signature

State of Tennessee
County of Davidson

Personally appeared before me, Rachel Marie Collins, a notary public for the state of Tennessee, Christopher M. Corriveau who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Rachel Marie Collins

Notary Signature

My Commission Expires: 3-6-2024

RACHEL MARIE COLLINS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF CHEATHAM