Karen Johnson Davidson County
Batch# 591889 AFFIDAVIT
03/15/2021 10:00:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20210315-0033818

State of Tennessee
County of Williamson

SCRIVENER'S AFFIDAVIT
(Reference to Warranty Deed of record in Instrument No. 20210309-0030718)

Comes now Realty Title & Escrow Company, Inc., headquartered at 5111 Maryland Way, Suite 210, Brentwood, TN 37027, by and through its authorized agent, and states on oath:

1. That Realty Title & Escrow Company, Inc. prepared a certain Warranty Deed dated March 8, 2021, wherein Wesley James Kolb and Sarah Jane Kolb, husband and wife, conveyed certain property to Franklin Stewart Graves and Sarah Marie Graves, husband and wife, Grantees therein;
2. That the granting clause of said Warranty Deed should have identified the grantees as Franklin Stuart Graves and Sarah Marie Graves, husband and wife;
3. That the error in the spelling of said grantee's name was a scrivener's error;
4. That said Warranty Deed was filed of record as Instrument No. 20210309-0030718 Register's Office for Davidson County, Tennessee;
5. That the correct spelling and identification of the grantee in said Warranty Deed, which deed is hereby corrected, is as follows:

Franklin Stuart Graves and Sarah Marie Graves, husband and wife

6. That this affidavit is given to correct and explain the error and to assist the present owners, as well as all future owners, lenders, title examiners and insurers.

Realty Title & Escrow Company, Inc.

By: _____
Emily Crowder

Subscribed and sworn to before me the undersigned on this 12th day of March, 2021.

Notary Public

My commission expires: 07/24/2023

HOUSTON L. LYLE STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

State of Tennessee
County of Williamson

Personally appeared before me, the undersigned, a notary public in and for said county and state the within named Emily Crowder, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that she is an employee of Realty Title & Escrow Company, Inc., and that as such employee she is authorized by Realty Title & Escrow Company, Inc., to execute this instrument on its behalf.

Witness my hand and seal at Brentwood, Tennessee, this 12th day of March, 2021.

Notary Public

My commission expires: 07/24/2023

HOUSTON L. LYLE STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

This instrument prepared by:
Realty Title and Escrow Company, Inc.
5111 Maryland Way, Suite 210
Brentwood, TN 37027

True Copy of Certification

I, Spencer Gross, do hereby make oath that I am a licensed 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 executed and authenticated according to law.

Spencer Gross

State of Tennessee
County of Williamson

Personally appeared before me, Emily Crowder, a notary public for this county and state, Spencer Gross, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Emily Crowder, Notary Public

My Commission Expires on 8/20/24

EMILY CROWDER
TENNESSEE
NOTARY
PUBLIC
COUNTY OF CHEATHAM