Karen Johnson Davidson County
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Fees: $12.00 Taxes: $0.00

20210323-0038333

Prepared BY:
Chapman & Rosenthal Title, Inc.
10 Burton Hills Boulevard
Suite 130
Nashville, TN 37215
File No. 210233212

AFFIDAVIT OF WILLIAM T. CHAPMAN, IV, ATTORNEY AT LAW

STATE OF TENNESSEE
COUNTY OF DAVIDSON

WHEREAS, on March 3, 2021, William T. Chapman, IV, Attorney at Law, was an employee of Chapman & Rosenthal Title, Inc., and in his capacity with Chapman & Rosenthal Title, Inc., he prepared a Warranty Deed transferring property located at 3432B Stokesmont Road, Nashville, TN 37215 from Ana Kuzmi, unmarried, to Eric J. Sutton and Lauren Sutton, husband and wife.

WHEREAS, on March 8, 2021, William T. Chapman, IV, Attorney at Law, sent for recording said Warranty Deed but did not complete the derivation clause. It should have read:

> Being the same property conveyed to Adam Michael, unmarried and Ana Kuzmi, unmarried, as joint tenants with rights of survivorship, by Warranty Deed from Aspen Construction, Inc. Now Known as Aspen Construction of Brentwood, Inc., of record in Instrument No. 20150302-0017712, in the Register's Office of Davidson County, Tennessee, dated February 27, 2015 and recorded on March 02, 2015.
>
> **Adam Michael having since died on November 22, 2016. Adam Michael's interest in said property having been conveyed to Ana Kuzmi upon his death.**

WHEREAS, the aforementioned Warranty Deed was incorrectly recorded in the Register's Office of Davidson County, Tennessee in Instrument No. 20210308-0030251, by scrivener's error, and William T. Chapman, IV, Attorney at Law, by this sworn affidavit, desires to correct this error by recording this affidavit.

FURTHER AFFIANT SAYETH NAUGHT.

William T. Chapman, IV, 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, William T. Chapman, IV, 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 11th day of March, 2021.

NOTARY PUBLIC
My Commission Expires:_____

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