Karen Johnson Davidson County
Batch# 610838 AFFIDAVIT
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Fees: $12.00 Taxes: $0.00
20210408-0046856

THIS INSTRUMENT PREPARED BY:
Andrew J. Suzore, Attorney
Lenders Title Company
149 1st Ave. North
Franklin, TN 37064
20-000957-525

SCRIVENER'S AFFIDAVIT TO AMEND
QUITCLAIM DEED RECORDED AS INSTRUMENT NO. 20210205-0017119
AND DEED OF TRUST RECORDED AS INSTRUMENT NO. 20210205-0017120

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Comes now, Andrew Suzore, hereinafter referred to as Affiant, on this 8th day of April, 2021, and after first being duly sworn according to law, does state the following as true and correct to the best of his knowledge, information and belief:

1. The Affiant is an Agent of Lenders Title Company (the "Closing Agent") who prepared and filed of record a certain Quitclaim Deed conveying title to real property commonly known as 1521 Kirkwood Ave., Nashville, TN 37212 (117-04-0-292.00) from Dustin Conway, an unmarried man, and Robert Conway, Jr., a married man, to Dustin Conway and Kerry Anne Conway, husband and wife, dated January 11, 2021, and recorded February 05, 2021 of record as Inst. 20210205-0017119, in the Register's Office for Davidson County, Tennessee.

2. The Closing Agent filed of record a certain Deed of Trust simultaneously with the said Quitclaim Deed granting a security interest in the subject property, executed by Dustin C. Conway and Kerry Anne Conway, husband and wife, in favor of Legacy Home Loans dated February 05, 2021, and recorded February 05, 2021 of record as Inst. 20210205-0017120, in the said Register's Office.

3. The Affiant makes this Affidavit for the sole purpose of correcting a scrivener's error in the legal description (specifically the Lot Number) of the real property on the said Quitclaim Deed and the said Deed of Trust, that was created only by inadvertence or mistake, and by this affidavit hereby corrects the legal description on the said Quitclaim Deed and on the Exhibit A to the said Deed of Trust, to correctly read as follows:

   Land in Davidson County, Tennessee, being **Lot No. 96** on the Plan of Victoria Place of record in Plat Book 332, Page 10, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Further the Affiant saith not.

Andrew Suzore

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Andrew Suzore, the within named Affiant, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who made oath that the statements contained in the foregoing Affidavit are true of Affiant's own knowledge and acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this 8th day of April, 2021.

Notary Public
My Commission Expires: 10-23-24

Brad Krivensky
State of Tennessee Notary Public
Williamson County

Certificate of Authenticity

I, John W. Bishop, 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 Williamson

Personally appeared before me, J. Carla Ikard, a notary public for this county and state, John W. Bishop who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

J CARLA IKARD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 1-3-23

Notary's Seal (If on paper)