This Instrument Was Prepared By & Return To:
Gregory S. Perrone, PC
109 Westpark Drive, Suite 330
Brentwood, TN 37027

Karen Johnson Davidson County
Batch# 623244 AFFIDAVIT
04/27/2021 10:39:54 AM 1 pg
Fees: $12.00 Taxes: $0.00
20210427-0055831

AFFIDAVIT OF SCRIVENER'S ERROR

Comes now Carrie Borden, who, having first been duly sworn according to law, depose and say:

1. That I am the Legal Assistant at Gregory S. Perrone, PC.

2. That on or about October 31, 2018, a certain Special Warranty Deed was prepared by Gregory S. Perrone, PC, between Nasser H. Zawia and Rosemary F. Zawia, a Partnership D/B/A Village 66 Market and Nasser H. Zawia, an individual, as Seller and Joseph Danial, as Buyer, recorded on November 6, 2018, of record in Instrument No. 20181106-0109972, in the Register's Office for Davidson County, Tennessee; and

3. That through inadvertence the Derivation Clause was incorrectly listed on the recorded Instrument as:

> Being the same property conveyed to NASSER H. ZAWIA AND ROSEMARY F. ZAWIA, A PARTNERSHIP D.B.A VILLAGE 66 MARKET, by deed from CHRISTOPHER W. CHUNG, of record in Book 9949, page 463, dated February 7, 1996, said Register's Office.

4. The correct and intent for the Derivation Clause for the recorded Instrument is to read:

> Being the same property conveyed to NASSER H. ZAWIA by quitclaim deed from ROSEMARY F. ZAWIA, of record in Instrument No. 20060825-0104914, dated August 2, 2006, said Register's Office.

5. The Affidavit is given to correct of record the said error on the Special Warranty Deed.

Further affiants say not.

Carrie Borden, Legal Assistant

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 Carrie Borden, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged that she is the Legal Assistant of Gregory S. Perrone, PC, the within named bargainor, a company, and that as such Legal Assistant executed the foregoing instrument for the purposes therein contained by personally signing the name of the company as Legal Assistant.

Witness my hand and seal at Brentwood, Tennessee, this 26th day of April, 2021.

Notary Public

My Commission Expires: 8-7-23

KIM SEWELL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY