This Instrument Prepared By and Return To:
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212
(615) 383-2903

Karen Johnson Davidson County
Batch# 659930 **AFFIDAVIT**
06/18/2021 02:48:05 PM 1 pg
Fees: $12.00 Taxes: $0.00

20210618-0082808

SCRIVENER'S AFFIDAVIT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Comes now, **Kate Nyquist**, hereinafter referred to as Affiant, on this the 17th day of June, 2021, and after first being duly sworn according to law, does state the following as true and correct to the best of her knowledge, information and belief:

1. That Affiant notarized a Warranty Deed of record in **Instrument No. 20190807-0078524**, Register's Office for Davidson County, Tennessee, signed by and between VITO QUARANTA, UNMARRIED (Grantor) and DANIEL WILLIAM KIPP AND BRUCE CROWDER AMBLER, TENANTS IN COMMON (Grantees), for the sale of **1113 Holly Street, Nashville, Tennessee 37206.**

2. That the notary acknowledgment for the Grantor in said Warranty Deed was recorded with typographical errors.

3. That the document contained an incorrect date of execution and acknowledgment.

4. That the correct date of execution and acknowledgment should be **August 6, 2019**.

5. This Affidavit is made to correct the error as stated above by showing that it resulted from a scrivener's error and not the intentional acts of the parties.

FURTHER, the Affiant sayeth not.

Kate Nyquist
Affiant

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, Kate Nyquist, the within named Affiant, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 17th day of June 2021.

NOTARY PUBLIC

My Commission Expires:

RACHEL WILSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-05-2021