Prepared by & Return to:
Providence Title, LLC
25 Century Blvd, Suite 402
Nashville, TN 37214
615-889-8306

Karen Johnson Davidson County
Batch# 691411 DEEDQC
08/05/2021 12:16:30 PM 3 pgs
Fees: $18.00 Taxes: $99.90
20210805-0105495

AFFIDAVIT OF SCRIVENER'S ERROR

in

Quit Claim Deed

STATE OF Tennessee
COUNTY OF Davidson

Comes now, Ashlee D Page, a principal, or employee, of Providence Title LLC, and avers as follows:

1) That the document containing the error is the Quit Claim Deed of record in the Register's Office for Davidson County, Tennessee at Instrument Number 20210420-0052511.

2) That the Grantor(s) in said document was Saul Bustillo and Angela Cruz.

3) That the Grantee(s) in said document was Maria Evangelina Cruz and Marden Cruz.

4) That the date of execution of said document was April 14, 2021.

The real property affected by the said document is municipally known as 804 Redfern Court located in the city/town of Madison, Davidson County, Tennessee and is more particularly described to wit:

> Land in Davidson County, Tennessee, being Lot No. 31 on the Plan of Final Plat For Section 1, Shannon Place Subdivision of record in Plat Book 11190, Page 55, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.
>
> Being the same property conveyed to Saul Bustillo and wife, Angela Cruz by Special Warranty deed from Option One Mortgage Corporation of record in Instrument No. 20040316-0029608 Register's Office for Davidson County, Tennessee, dated February 19, 2004 and recorded on March 16, 2004. (Value of consideration shown in aforementioned deed $103,000.00.)
>
> FOR INFORMATION PURPOSES ONLY: 804 Redfern Court Madison, Tennessee 37115.

5) That due to scrivener's error or oversight, said document was recorded with the following error: Oath of Consideration listed erroneously as $114,100.00.

6) That the above mentioned error is corrected to read as follows, instead:

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm that to the best of affiant's knowledge belief and information, the actual consideration for the transfer is $141,100.00.

Affiant

Subscribed and sworn before me this the 14th day of April, 2021.

Notary Public
My Commission Expires: 1-6-25

CARI ALLEN
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 01/06/2025
DAVIDSON COUNTY

8) That this Affidavit is made of the undersigned's own personal and factual knowledge and is intended to correct the above-described error.

EXECUTED on the 2 day of August, 2021.

Ashlee D Page

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 2 day of **August, 2021**, before me, the undersigned officer, personally appeared **Ashlee D Page** known to me (or satisfactorily proven) to be the person whose name is subscribed to the within instrument and acknowledged that he/she executed the same for the purposes herein contained.

In witness whereof, I hereunto set my hand and official seal.

Notary Public

My Commission Expires: 1-6-25

CARI ALLEN
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 01/06/2025
DAVIDSON COUNTY

Certificate of Authenticity

I, Holly A. Mason, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on 8/2/21.

Affiant Signature

8/4/21
Date

State of TN
County of Davidson

Sworn to and subscribed before me this 4th day of August, 2021.

Notary's Signature (Notary Seal)

My Commission Expires: 1-6-25

CARI ALLEN
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 01/06/2025
DAVIDSON COUNTY