Scrivener's Affidavit of Recorded Warranty Deed

(of record in Instrument Number 20201005-0114740)

Comes now Concord Title, by and through its authorized agent, and states on oath:

1. That Concord Title prepared a certain Warranty Deed in which C & C Residential Properties, Inc., was stated to be the Grantee;
2. That said Warranty Deed was recorded with the Register of Deeds of Davidson County, Tennessee in Instrument Number 20201005-0114740, on October 5, 2020;
3. That said Warranty Deed did not reference the amendment to the Plat in the legal description;
4. That said legal description referenced Plat Book 2663 Page 106 and 107;
5. That said legal description should have referenced Plat Book 2663 Page 106 and 107 as amended in Book 2921 Page 615;
6. That Concord Title is hereby correcting the Warranty Deed to reflect the correct Plat Book reference of the legal description;
7. That this affidavit is given to correct and explain this mistake and to assist the present owner, as well as all future owners, lenders, title examiners and insurers.

Concord Title

By: _____

Its: Attorney

Witness my hand this, 5th day of August, 2021.

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 Nick Harris, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed within instrument for the purposes therein contained; and who further acknowledged that he is the Attorney of Concord Title and that he is authorized by Concord Title to execute this instrument on its behalf by her/himself as such Attorney.

_____

Notary Public

My commission expires: 3-7-23

T. P. BOSHEARS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

This instrument prepared by and return to:
Concord Title
3000 Meridian Blvd, Suite 140
Franklin, TN 37067

Karen Johnson Davidson County
Batch# 692647 AFFIDAVIT
08/06/2021 03:35:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20210806-0106535

Certificate of Authenticity

I, Nick Harris, 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 8-5-2021.

Date

Affiant Signature

8-5-2021

Date

State of Tennessee

County of Williamson

Sworn to and subscribed before me this 5th day of August, 2021.

Notary's Signature

My Commission Expires: 4/27/2025

Date

Notary's Seal (if on paper)

JOSEPH WHITE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON