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# 724975 AFFIDAVIT
09/28/2021 08:44:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20210928-0129817

SCRIVENER'S AFFIDAVIT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Comes now, **Ryan Terrell**, hereinafter referred to as Affiant, on this the 24th day of September, 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. That a Quitclaim Deed of record in Instrument Number **20181217-0122587** in the Register's Office for Davidson County, Tennessee, was recorded with a scrivener's error in the derivation clause.

2. Said derivation clause states "Being the same property conveyed to Abiy Mengstu, by warranty deed from **Hana Fetene**..."

3. The prior owner that conveyed the property to Abiy Mengstu of record in instrument number **20120222-0015510** is Sisay Fetene**.** Said derivation clause should be corrected toread as follows:

   BEING THE SAME PROPERTY CONVEYED TO ABIY MENGSTU, BY WARRANTY DEED FROM SISAY FATENE, OF RECORD IN INSTRUMENT NUMBER 20120222-0015510, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

4. This Affidavit is made to correct the language 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.

Ryan Terrell, Affiant

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, **Ryan Terrell**, 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 executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 24th day of Sept., 2021.

NOTARY PUBLIC

My Commission Expires:

BRIANA GAGE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 01-08-2024

I, Ryan Tarrall, 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 9/24/2021 (date of document).

Affiant Signature

Date 9/24/2021

State of TN

County of Davidson

Sworn to and subscribed before me this 24th day of September, 2021.

Notary's Signature

MY COMMISSION EXPIRES:

BRIANA GAGE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 01-08-2024