Karen Johnson Davidson County
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Fees: $12.00 Taxes: $0.00
20211217-0167165

Prepared By:
Chapman & Rosenthal Title, Inc.
10 Burton Hills Blvd, Suite 130
Nashville, TN 37215

AFFIDAVIT OF NATHAN POWERS, ATTORNEY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

WHEREAS, on July 6th, 2021, Nathan Powers, Attorney at Law, was an employee of Chapman & Rosenthal Title, Inc., and in his capacity with Chapman & Rosenthal Title, Inc., he prepared a Quitclaim Deed transferring property located at 610 Church Street E. Brentwood, TN 37027 from Church Street East, LLC, a Tennessee limited liability company to CSA Holdings, LLC, a Tennessee Limited Liability Company.

WHEREAS, on July 6th, 2021, Nathan Powers, failed to include the full Derivation clause on Page 1 of the Quitclaim Deed. The property is located in both Davidson and Williamson Counties but the derivation only referenced the Instrument No. for Davidson County. The Derivation clause should read as follows:

Being the same property conveyed to CHURCH STREET EAST, LLC, a Tennessee limited liability company, by Warranty Deed from R&M PROPERTIES, LTD, a Michigan Corporation of record in Instrument No. 20140312-0020861, Register's Office for Davidson County, Tennessee, dated March 11, 2014, and recorded on March 12, 2014 and of record in Book 6145, Page 426, Register's Office for Williamson County, Tennessee, dated March 11th, 2014 and recorded on March 17th, 2014.

WHEREAS, the aforementioned Quitclaim Deed was incorrectly recorded in the Register's Office of Davidson County, Tennessee in Instrument No. 20210707-0091185-, by scrivener's error, and Nathan Powers, Attorney at Law, by this sworn affidavit, desires to correct this error by recording this affidavit.

FURTHER AFFIANT SAYETH NAUGHT.

Nathan Powers, Attorney at Law

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority in and for the jurisdiction aforesaid, the within named bargainor, Nathan Powers, Attorney at Law, who being by me first duly sworn according to law, states on oath that the statements contained in the above and foregoing instrument as true and correct as therein stated and set forth.

WITNESS my hand and Official Seal at office this 13th day of December, 2021.

NOTARY PUBLIC

My Commission Expires: _____

HUNTER WILLIAMS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
My Commission Expires Oct. 26, 2025