This Instrument Prepared By:
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Karen Johnson Davidson County
Batch# 780941 AFFIDAVIT
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SCRIVENER'S AFFIDAVIT

Thomas R. Throneberry, (the "**Affiant**") resident of Rutherford County, Tennessee, and being duly sworn, upon oath state on behalf of Parkway Associates, LLC, a Tennessee limited liability company as follows:

1. I am the Managing Member for the Grantee in the Warranty Deed for Map-Parcel 082-15-0-016.00, recorded as Instrument No. 0313695,* on June 9, 1997, in the Register's Office for Davidson County, Tennessee, from **PARKWAY ASSOCIATES, LLC**, a Tennessee limited liability company as Grantee (the "**Deed**"). Book 10485 Page 538

2. Due to inadvertence and mistake, the Deed contained the following typographical error.

   a. The legal description in the Deed contains one typographical error. The second paragraph of Tract II reads:

BEGINNING at an iron pin set in concrete in the south margin of City Alley No. 254 (formerly Walnut Alley) said point being N. 64 deg. 46 min. E. 100 feet from the east margin of North Second Street; thence, with said margin of Alley No. 254, N. 64 deg. 46 min. E. 291.33 feet to an iron pin in the north margin of Main Street frontage road; thence, southwesterly with said Main Street frontage road as follows: Southwesterly 30.80 feet with a curve to the right having a radius of 44.0 feet and a central angle of 40 deg. 6 min. 45 sec. to an iron pin; southerly 56.70 feet with a curve to the left having a radius of 78.00 feet, a central angle of 41 deg. 38 min. 52 sec. to an iron pin; S. 4 deg. 57 sec. W. 39.74 feet to an iron pin set in concrete southwesterly, 136.67 feet with a curve to the right having a radius of 122.00 feet and a central angle of 64 deg. W. 90.25 feet to an iron pin set in concrete; thence, N. 25 deg. 10 min. W. 141.30 feet to the point of beginning, containing 31,252 square feet or 0.72 acre, more or less.

and should have read:

BEGINNING at an iron pin set in concrete in the south margin of City Alley No. 254 (formerly Walnut Alley) said point being N. 64 deg. 46 min. E. 100 feet from the east margin of North Second Street; thence, with said margin of Alley No. 254, N. 64 deg. 46 min. E. 291.33 feet to an iron pin in the north margin of Main Street frontage road; thence, southwesterly with said Main Street frontage road as follows: Southwesterly 30.80 feet with a curve to the right having a radius of 44.0 feet and a central angle of 40 deg. 6 min. 45 sec. to an iron pin; southerly 56.70 feet with a curve to the left having a radius of 78.00 feet, a central angle of 41 deg. 38 min. 52 sec. to an iron pin; S. 4 deg. 57 sec. W. 39.74 feet to an iron pin set in concrete southwesterly, 136.67 feet with a curve to the right having a radius of 122.00 feet and a central angle of 64 deg. ***11 min. to an iron pin set in concrete; S 69 deg. 08 min.*** *W. 90.25 feet to an iron pin set in concrete; thence, N. 25 deg. 10 min. W. 141.30 feet to the point of beginning, containing 31,252 square feet or 0.72 acre, more or less.*

3. This Scrivener's Affidavit is being recorded to identify and correct the above-referenced errors.

IN WITNESS WHEREOF, Affiants have executed this Scrivener's Affidavit to be effective for all purposes as of this 13th day of December, 2021.

Thomas R. Throneberry

STATE OF TENNESSEE)
COUNTY OF Rutherford)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Thomas R. Throneberry, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office, on this the 13th day of December, 2021.

Notary Public
My Commission Expires: 04/17/2023

L. GRENDA ANGLIN
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

True Copy Certification

I, Mary Kate C. Brandon, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law on 12/13/2021.

Signature

Date: 12/13/2021

State of Tennessee

County of Davidson

Personally appeared before me, Jodean M King, a notary public for this county and state, Mary Kate C. Brandon who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature 12/13/2021

My Commission Expires: 7/22/2025

Notary Seal

JODEAN M. KING
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY