Karen Johnson Davidson County
Batch# 786056 AFFIDAVIT
01/10/2022 03:01:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20220110-0002912

This instrument prepared by:
Mudter, Patterson & Cox, PLLC
3811 Bedford Avenue, Ste. 205
Nashville, TN 37215

SCRIVENER'S AFFIDAVIT

Re: Correction of **Warranty Deed** (the "Warranty Deed") from William P. Johnston and wife Lillias D. Johnston, to Mark L. Baum and Emily C. Baum, Trustees of the Four Tree Trust dated March 20, 2015, Amended and Restated June 3, 2019, recorded as **Instrument No. 20200916-0105725**, Register's Office for Davidson County, Tennessee conveying property (the "Property") located at 710 Jackson Blvd., Nashville, Tennessee 37205.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The undersigned, George E. Mudter, Jr., states that he is an attorney with Mudter, Patterson & Cox, PLLC ("MPC") and makes oath that the following statements are true to the best of his knowledge, information and belief:

1. MPC prepared the above referenced Warranty Deed.

2. By inadvertence and mistake, the legal description of the Property attached as Exhibit "A" to the Warranty Deed omitted a reference to the parcel number and the name of the owner; and

3. This affidavit is being made to correct the legal description of the Property attached as Exhibit "A" to the Warranty Deed by adding the following at the end of the first paragraph of the legal description:

"And being further described as Parcel 38, William P. Johnston Property"

Signature appears on following page.

FURTHER AFFIANT SAYETH NOT.

GEORGE E. MUDTER, JR.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Subscribed and sworn to before me this 3RD day of January, 2022.

Notary Public

My commission expires 10/2/2023

STACY L. THOMAS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMMISSION EXPIRES OCTOBER 2, 2023

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named GEORGE E. MUDTER, JR., with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 3RD day of January, 2022.

Notary Public

My commission expires 10/2/2023

STACY L. THOMAS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMMISSION EXPIRES OCTOBER 2, 2023

TRUE COPY CERTIFICATION

I, George E. Mudter, Jr., 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 1/3/22.

George E. Mudter, Jr.
Dated 1/3/22

State of Tennessee
County of Davidson

Personally appeared before me, Stacy L. Thomas, a notary public for this County and State, George E. Mudter, Jr., who acknowledged that this certification of an electronic document is true and correct and whose signature I have witnessed.

Stacy L. Thomas
Notary Public
Dated 1/3/22

My commission expires 10/2/2023

