Karen Johnson Davidson County
Batch# 792612 AFFIDAVIT
01/19/2022 10:55:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20220119-0007236

THIS INSTRUMENT WAS PREPARED BY:
Broker Title & Escrow, LLC
1404 17th Avenue South
Nashville, TN 37212

SCRIVENER'S AFFIDAVIT

I, Connie Taylor, Scrivener of the Warranty Deed from Vicki Brasher Gallagher, a married woman to Bobby Wilson and Derek Vandlen, as tenants in common, dated 04/19/2019 and filed of record as Instrument No. 20190425-0038063, in the Register's Office for Davidson County, Tennessee, do hereby certify that the following corrections should be made to the above referenced Instrument:

1. The derivation clause for the above-named instrument shall be amended as follows below:

Being the same property conveyed to Michael G. Brasher and wife, Phyllis A. Brasher, and John J. Gallagher and wife, Vicki B. Gallagher, by Warranty Deed from Charles Barry Cooper and wife, Annette H. Cooper dated 04/09/1992 and filed of record in Book 8598, page 457, in the Register's Office for Davidson County, Tennessee. Further Phyllis A. Brasher conveyed her interest to Michael G. Brasher by Quitclaim Deed dated 03/15/2006 and filed of record in Instrument No. 20060321-0032462, in the Register's Office for Davidson County, Tennessee. Michael G. Brasher died on 04/21/2006 devising his interest in the property into Vicki Brasher Gallagher and John Gallagher, as tenants by the entireties by his Last Will and Testament. Order Admitting Will to Probate Without Administration filed of record in Instrument No. 20190827-0086377 and Last Will and Testament of Michael Gene Brasher was filed of record in Instrument No. 20190827-0086378, in the Register's Office for Davidson County, Tennessee. John Gallagher died on 08/24/2016 vesting the property into Vicki Brasher Gallagher as his surviving spouse.

Michael G. Brasher and Michael and Gene Brasher is the same person.

John J. Gallagher and John Gallagher is the same person.

Vicki B. Gallagher and Vicki Brasher Gallagher is the same person.

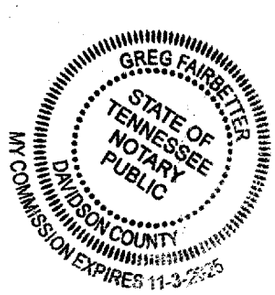
Witness my hand this 7th day of January, 2022.

Connie Taylor

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Connie Taylor with whom I am personally acquainted (or who proved to me her identity on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 7th day of January, 2022.



Notary Public
My Commission Expires:

Tennessee Certification of Electronic Document

I, Connie Taylor, 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 1/7/22 (date of document).

Connie Taylor
Affiant Signature

1/12/22
Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 12th day of January, 2022.

Notary's Signature

MY COMMISSION EXPIRES: 11/3/2025

NOTARY'S SEAL

