This Instrument Prepared By and Return To:
Hardeman, Montgomery & Potter
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Nashville, TN 37215
(615) 269-6626

Karen Johnson Davidson County
Batch# 797248 AFFIDAVIT
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Fees: $12.00 Taxes: $0.00
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SCRIVENER'S AFFIDAVIT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Comes now, **Kevin D. Montgomery**, hereinafter referred to as Affiant, on this the 19th day of January, 2022, and after first being duly sworn according to law, does state the following as true and correct to the best of his/her knowledge, information and belief:

1. That Affiant prepared and/or recorded a Warranty Deed of record in **Instrument Number 20220105-0001659**, Register's Office for Davidson County, Tennessee, by and between **Margot Lamanna McBride, Unmarried** (Grantor) and **John B. Carver and Louis Carver, as Joint Tenants with Right of Survivorship** (Grantee).

2. That the New Owner's name and Grantee's name in said Warranty Deed was recorded with a typographical error in that the Grantee's name is incorrect.

3. That the correct name of the Grantee should read:

John Brandon Carver, unmarried, and Louis Davis, unmarried, as Tenants in Common with the Right of Survivorship

4. That the New Owner's name should read:

John Brandon Carver and Louis Davis

5. This Affidavit is made to correct the error as stated above by showing that it resulted from a scrivener's error and not the intentional acts of the parties.

FURTHER, the Affiant sayeth naught.

AFFIANT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Kevin D. Montgomery, the within named bargainor, 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 19th day of January, 2022.

KATHY SNIDER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires May 2, 2022

Kathy Snider
NOTARY PUBLIC

Certificate of Authenticity

I, Ryan Lux, 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 1/20/22.

Date

Affiant Signature

1/20/22

Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 20 day of January, 20 ~~XX~~ 22.

Notary's Signature

EMILY MANNO
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-05-2025

My Commission Expires: _____
Date

Notary's Seal (if on paper)