SCRIVENER'S AFFIDAVIT AND CERTIFICATE OF CORRECTION

THIS INSTRUMENT PREPARED BY
Compass Land Title
278 Franklin Road, Suite 160, Brentwood, TN 37027
File # 17-3037B

Karen Johnson Davidson County
Batch# 815412 AFFIDAVIT
03/04/2022 09:41:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20220304-0024820

From: J. Carlton Drumwright
To: Register's Office for Davidson County, Tennessee
Re: A Warranty Deed appearing in Instrument No. 20170719-0072587

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The undersigned J. Carlton Drumwright, declares that he is now and was the scrivener of the herein described Warranty Deed between Dan Zumwalt ("Grantor") and Erik Houston ("Grantee") (hereinafter, the "Instrument") which appears of record in Instrument No. 20170719-0072587, Register's Office for Davidson County, Tennessee; and,

WHEREAS, through inadvertence, mistake, and scrivener's error, the Instrument contained the following error:

The legal description of said Instrument contained a clerical error in that the name of the horizontal property regime was erroneously stated as "1517 Hayden Drive Cottages" when in fact it should have been "3204 Anderson PL - Lot 2 Townhomes."

THEREFORE, the original legal description of the Instrument shall be deleted and replaced with the following:

Land in Davidson County, Tennessee, being Unit No. 2A on the Plan of 3204 Anderson PL - Lot 2 Townhomes of record as Exhibit A to Declaration of Covenants, Conditions and Restrictions for 3204 Anderson PL - Lot 2 Townhomes, A Horizontal Property Regime with Private Elements (a Planned Unit Development) in Instrument No. 20160406-0033123, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

NOW, THEREFORE, in order to correct said Instrument, I, J. Carlton Drumwright, do hereby affirm, certify and confirm that the correction in this scrivener's affidavit is consistent with the intention of the parties and does not in any way change or alter the understanding and intentions of the parties who executed said Instrument contained herein and is made to explain the error, correct the record and to assist the present owner, as well as future owners, lenders, title examiners and insurers. The remainder of the Instrument shall remain unchanged and undisturbed.

FURTHER AFFIANT SAYS NOT

WITNESS my hand on this 22nd day of February, 2022.

J. Carlton Drumwright, Scrivener

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named, J. Carlton Drumwright, the Scrivener(s), 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 22nd day of February, 2022.

Notary Public Cheryl D. Bolander

My Commission Expires: 9/20/2025

CHERYL D BOLANDER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

TENNESSEE CERTIFICATION OF ELECTRONIC DOCUMENT

I, **J. Carlton Drumwright**, 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 February 22, 2022.

J. Carlton Drumwright

February 22, 2022
Date

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Sworn and subscribed before me on February 22, 2022.

Notary

My Commission Expires: 12/18/22

