PREPARED BY AND RETURN TO:
Bell Law Settlement Services
112 30th Avenue North
Nashville, TN 37203

Karen Johnson Davidson County
Batch# 839165 AFFIDAVIT
04/13/2022 12:45:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20220413-0043009

CROSS REFERENCE TO:

Instrument No. 20220118-0006635
Instrument No. 20190729-0074548
Davidson County
FILE# 2021-4028

STATE OF TENNESSEE
COUNTY OF DAVIDSON

SCRIVENER'S AFFIDAVIT

Personally, appeared before me the undersigned officer authorized by law to administer oaths in said state and County, comes the undersigned Sharon Fernandez, who states under oath as follows:

1.

I am more than 18 years of age, suffer from no legal disability. I am employed by Bell Law Settlement Services, LLC as a Processor. I am authorized to make the representations contained in this Affidavit on behalf of Bell Law Settlement Services, LLC.

2.

My company prepared a Warranty Deed from Robert Bryon McEwen, III to SFR Properties, LLC, dated January 7, 2022, and recorded on January 18, 2022, at Instrument No. 20220118-0006635, Davidson County, Tennessee Records.

3.

In the Warranty Deed aforementioned, there was a Scrivener's error in the legal description. **Specifically, the land description information in was inadvertently incorrect it reads "LOT 30 ASHTON SUB".**
The deed should read as follows:

"LOT 1 ASHTONS SUB OF THE LM LEWIS FARM RESUB LOT 30"

4.

This affidavit is given to explain this mistake and to assist the present owner, as well as all future owners, lenders, title examiners and insurers.

5.

I understand that this affidavit will be recorded in the Davidson County Records and that it will be relied upon in the future by those seeking to acquire or to insure an interest in the above-described realty, as well as those who examine the title to said realty.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my seal, this 5th day of April 2022.

Sharon Fernandez
Title: Processor
Bell Law Settlement Services, LLC

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared Sharon Fernandez to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument and who acknowledged that she executed the same as her free act and deed.

WITNESS my hand, at office, this 5th day of April 2022.

Regina Sullo
Notary Public
My Commission expires: 11/8/22

REGINA V SULLO
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 11-8-2022

Tennessee Certification of Electronic Document

I, John A Bell Jr, 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 4-5-22 (date of document).

Affiant Signature

4-7-22
Date

State of TN
County of Davidson

Sworn to and subscribed before me this 5th day of April, 2022.

Sharon Fernandez
Notary's Signature

MY COMMISSION EXPIRES: 3/3/26

NOTARY'S SEAL

SHARON FERNANDEZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-3-2026