Karen Johnson Davidson County
Batch# 849028 AFFIDAVIT
05/02/2022 11:23:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20220502-0050626

THIS INSTRUMENT PREPARED BY:
SIGNATURE TITLE SERVICES, LLC
636 GRASSMERE PARK
NASHVILLE, TN 37211

SCRIVENER'S AFFIDAVIT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

RE: Warranty Deed recorded November 21, 2019
Grantor: Lauren Harman, unmarried
Gantee: Delani Bupp

COMES NOW, Michelle Crawford hereinafter referred to as "Affiant", on this 22 day of April, 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. The Affiant prepared a Warranty Deed dated November 18, 2019, and recorded November 21, 2019, of record in Instrument No. 20191121-0120277, Register's Office for Davidson County, Tennessee.

2. That the above mentioned Warranty Deed erroneously recorded with an incorrect legal description.

3. That Affiant makes this Affidavit for the purpose of amending the original Warranty Deed correcting the legal description:

Land in Davidson County, Tennessee, being the easterly 50 feet of the northerly 120 feet of an unnumbered lot on the Plan of J. G. Grissim's Grand Avenue Addition in East Nashville, of record in Plat Book 974, Page 35, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Beginning at the Southwest corner of Emmett, formerly Evon Street, and Granada, formerly Grand Avenue, said point being 350 feet west of the westerly margin of Bailey, formerly Remmel Street; thence with the westerly margin of Emmett Street, South 2 degrees 30 minutes West 120 feet, more or less, to a point; thence North 87 degrees West 50 feet; thence North 2 degrees 30 minutes East 120 feet, more or less, to an iron pin on the southerly margin of Granada Avenue; thence with said Avenue, eastwardly 50 feet to the beginning.

AFFIANT further said not.

_____, **Affiant**

Subscribed to and sworn before me this 22 day of April, 2022.

_____
Notary Public

My Commission Expires: 7/7/25



OATH AND ACKNOWLEDGMENT

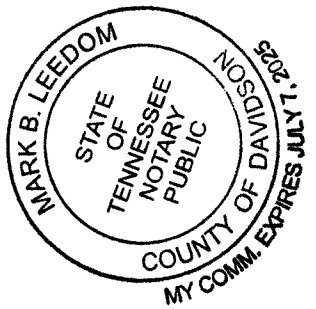
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 22 day of April, 2022, before me, a Notary Public, duly commissioned and qualified, in and for said County and State aforesaid, personally appeared Michelle Crawford with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) who executed the foregoing Affidavit of Scrivener's Error and who acknowledged that he/she executed the same as his/her free act and deed. He/She also made oath that he/she has read the foregoing Affidavit and the things and matter contained therein are true. The Affiant did further acknowledge that he/she executed the within described document for the purposes of correcting the scrivener's error herein described.

IN WITNESS WHEREOF, I have hereunto set my hand and Notarial Seal the day and year above written.

Notary Public

My Commission Expires: 7/7/25



Tennessee Certification of Electronic Document

I, Jennifer Russell, 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 4/22/2022 (date of document).

Jennifer Russell
Affiant Signature

4/26/2022
Date

State of Tennessee

County of Sumner

Sworn to and subscribed before me this 26 day of April, 2022.

Notary's Signature

MY COMMISSION EXPIRES: 10/21/2024

NOTARY'S SEAL

