Karen Johnson Davidson County
Batch# 870782 AFFIDAVIT
06/14/2022 08:55:16 AM 1 pg
Fees: $12.00 Taxes: $0.00
20220614-0067290

This Instrument Prepared By and Return To:
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212
(615) 383-2903

Maximum Principal Indebtedness for Tennessee tax recording purposes is $-0-.

SCRIVENER'S AFFIDAVIT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Comes now, **David A. Childress**, hereinafter referred to as Affiant, on this the 6th day of June, 2022, and after first being duly sworn according to law, does state the following as true and correct to the best of his knowledge, information and belief:

1. That Affiant's firm prepared an Executor's Quitclaim Deed dated December 30, 2011, and recorded on September 7, 2012 in Instrument Number **20120907-0081209**, in the Register's Office for Davidson County, Tennessee between David Duncan and Nancy Daniel, Co-Personal Representatives of the Estate of Nancy D. Driver, deceased,(as Grantors) and Mary Scott, David Duncan, Nancy Daniel and Patricia Bradford, co-trustees of the Nancy D. Driver Family Trust U/A/D November 21, 2005, it's successors and assigns (as Grantees) in regards to the property located **4212 Kings Lane, Nashville, TN 37218**

2. That the above-mentioned Quitclaim Deed was recorded with clerical or typographical errors in that the legal description failed to reference the correct plat page number.

3. That the legal description should have read as follows:

   Land in Davidson County, Tennessee, being Lot No. 4 on the Plan of Amended Final Plat Enchanted Hills Section 5, Phase 1 of record in Plat Book 6900, Page 870, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

4. 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 not.

David A. Childress

David A. Childress Affiant

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, **David A. Childress** the within named Affiant, 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 6th day of June, 2022.

Candace Holloran

NOTARY PUBLIC
My Commission Expires: 1-23-23

TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY CANDACE HOLLORAN