Box 36

Karen Johnson Davidson County
Batch# 897873 AFFIDAVIT
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Fees: $12.00 Taxes: $0.00
20220802-0088153

THIS INSTRUMENT PREPARED BY:
Richard W. Sebastian
Ortale Kelley Law Firm
330 Commerce Street, Suite 110
Nashville, TN 37201-1823
File No. 35208

SCRIVENER'S AFFIDAVIT

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

WHEREAS, by Warranty Deed of record as Instrument No. 20220714-0081130 in the Register's Office for Davidson County, Tennessee, Regent Homes, LLC, a Tennessee limited liability company, conveyed to Bradley Pelcha, an unmarried man, Grantee, his heirs and assigns, certain property described therein; and

WHEREAS, said Bradley Pelcha was shown to be an unmarried man in the Warranty Deed.

NOW, THEREFORE, comes Richard W. Sebastian, a resident of Williamson County, Tennessee, hereinafter referred to as **"Affiant,"** being duly sworn according to law, states as follows:

THAT Affiant did on July 7, 2022, prepare said Warranty Deed by and between the above parties to convey real property in Davidson County, Tennessee; that Bradley Pelcha was incorrectly shown to be an unmarried man in said Warranty Deed and that said Warranty Deed is hereby corrected to show Bradley Pelcha as a married man.

THAT Affiant makes this Affidavit for the purpose of correcting said error contained in the Warranty Deed of record as Instrument No. 20220714-0081130 in the Register's Office for Davidson County, Tennessee, which was a scrivener's error rather than any expression of intent by the parties thereto.

It is expressly agreed that all other terms and provisions of said Warranty Deed shall remain in full force and effect.

Executed at Nashville, Tennessee, this the 1st day of August, 2022.

Richard W. Sebastian – Affiant

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

Personally appeared before me, the undersigned a Notary Public in and for said County and State, the within named Richard W. Sebastian, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that [he, she] executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, the day and year first above written.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 12-13-2022

CHERYL A. DILLON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY