Karen Johnson Davidson County
Batch# 903235 AFFIDAVIT
08/15/2022 10:53:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20220815-0092356

Prepared by:
Signature Title Services, LLC
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SCRIVENER'S AFFIDAVIT

State of Tennessee)
County of Sumner)

The undersigned, Kristen Traini, being first duly sworn, deposes and makes oath as follows:

I prepared and caused to be recorded, in the scope of my employment, the following document:

Warranty Deed dated November 1, 2017, from Amanda Raines Page, an unmarried woman, to Alexandrea Pataky, a married woman, filed for record on November 6, 2017 as Instrument No. 20171106-0113866, Register's Office for Davidson County, Tennessee.

Due to an inadvertent clerical error, the legal description is incomplete. The complete legal description reads as follows:

Land in Davidson County, Tennessee, being Lot No. 23 of Marina C. McGaughey's 2nd Subdivision of part of Tract No. 4 of A.J. McGaughey's 2nd Hayesboro Subdivision, Described according to survey by S.R. Sanford, Jr. dated June 30, 1939 and T.R. Sanford dated December 8, 1949, and in the Southerly 1/2 of Ruskin Avenue (now closed), adjoining said Lot No. 23, and further described according to a survey by John Kohl, Surveyor, dated June 6, 1978, as follows:

Beginning at a point in the westerly margin of Log Cabin Road, formerly Ferguson Avenue; thence 189.5 feet along the common line between Lot Nos. 22 and 23; thence 61.4 feet, more or less, to a point: thence 143 feet more or less to a point; thence 76 feet more or less, to a point in the westerly margin of Log Cabin Road; thence along said Road, 172.9 feet more or less to the point of beginning.

Therefore, in order to comply with the intentions of the parties to said instrument, the legal description is hereby corrected and the document amended to reflect complete legal description.

Witness my hand this 15th day of August, 2022.

Affiant: **Kristen Traini**

STATE OF TENNESSEE)
COUNTY OF Sumner)

Personally appeared before me, Kristen Traini, the within Affiant, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who made oath that the statements contained in the foregoing Affidavit are true of Affiant's own knowledge, and who acknowledged that she executed the foregoing instrument for the purposes contained therein.

WITNESS my hand and seal this the 15th day of August, 2022.

Jennifer Russell
Notary Public

My commission expires: 03/01/2025

JENNIFER RUSSELL
STATE OF TENNESSEE
NOTARY PUBLIC
SUMNER COUNTY

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 8/15/2022 (date of document).

Jennifer Russell
Affiant Signature

8/15/2022
Date

State of Tennessee

County of Sumner

Sworn to and subscribed before me this 15 day of August, 2022.

Notary's Signature

MY COMMISSION EXPIRES: 10/21/2024

NOTARY'S SEAL

