Prepared by & Return to:
Providence Title, LLC
25 Century Blvd, Suite 402
Nashville, TN 37214
615-889-8306

Karen Johnson Davidson County
Batch# 905430 AFFIDAVIT
08/19/2022 09:09:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20220819-0093883

AFFIDAVIT OF SCRIVENER'S ERROR

in

Warranty Deed

STATE OF Tennessee
COUNTY OF Davidson

Comes now, Alan Mazer, a principal, or employee, of Saturn & Mazer, Attorneys, and avers as follows:

1) That the document containing the error is the Warranty Deed of record in the Register's Office for Davidson County, Tennessee at Instrument Number Book 6514, Page 317.

2) That the Grantor(s) in said document was Elizabeth A. Lyons.

3) That the Grantee(s) in said document was David R. Johnson.

4) That the date of execution of said document was March 6, 1985.

The real property affected by the said document is municipally known as 4104-4106 Hunting Drive located in the city/town of Hermitage, Davidson County, Tennessee and is more particularly described to wit:

Land in Davidson County, Tennessee, being Lot No. 71 on the Plan of Chapelwood, Section 2, of record in Plat Book 5200, Page 83, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Dawit Redau Habtu, unmarried by Warranty Deed from David R. Johnson and wife, Linda S. Johnson, Trustees U/A/D Dec. 21, 1993 of record in Instrument No. 20040803-0093034, Register's Office for Davidson County, Tennessee, dated July 30, 2004 and recorded on August 03, 2004.

For information purposes only: 4104 Hunting Dr., Hermitage, TN, 37076

5) That due to scrivener's error or oversight, said document was recorded with the following error: Grantor erroneously omitted on page 1

6) That the above mentioned error is corrected to read as follows, instead:

Elizabeth A. Lyons and Robbie A. Carter

8) That this Affidavit is made of the undersigned's own personal and factual knowledge and is intended to correct the above-described error.

EXECUTED on the 12 day of August, 2022.

Alan Mazer

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 12th day of **August, 2022**, before me, the undersigned officer, personally appeared **Alan Mazer** known to me (or satisfactorily proven) to be the person whose name is subscribed to the within instrument and acknowledged that he/she executed the same for the purposes herein contained.

In witness whereof, I hereunto set my hand and official seal.

Notary Public

My Commission Expires: 3/7/2023

BOBBY WALLIS II
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires Mar. 7, 2023

Certificate of Authenticity

I, Holly A. Mason, 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 August 16, 2022.

Affiant Signature

8/16/22
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 16 day of August, 2022.

Notary's Signature (Notary Seal)

My Commission Expires: 11/08/2022

