Karen Johnson Davidson County
Batch# 912553 AFFIDAVIT
09/06/2022 08:03:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20220906-0099548

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

AFFIDAVIT OF SCRIVENER'S ERROR

in

Warranty Deed

STATE OF Tennessee
COUNTY OF Davidson

Comes now, Holly A. Mason, a principal, or employee, of Providence Title, LLC, 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 20210924-0128549.

2) That the Grantor(s) in said document was MUSIC CITY FINANCIAL, LLC, A TEXAS LIMITED LIABILITY COMPANY.

3) That the Grantee(s) in said document was SFR XII NASHVILLE OWNER 1 L.P..

4) That the date of execution of said document was 9/14/2021.

The real property affected by the said document is municipally known as 3942 E RIDGE DRIVE located in the city/town of NASHVILLE, DAVIDSON County, TENNESSEE and is more particularly described to wit:

> Being Lot No. 112, Section 11, Locustwood, of record in Book 2331, Page 147, Register's Office for said County.
>
> Said Lot No. 112 fronts 75 feet on the east side of East Ridge Drive and runs back 223 feet on the north line and 223.2 feet on the south line, to a dead line in the rear measuring 75 feet thereon.

5) That due to scrivener's error or oversight, said document was recorded with the following error: Insuring Title wishes to update Legal description format

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

Land in Davidson County, Tennessee, being Lot No. 112 on the Plan of Section Two, Locustwood of record in Plat Book 2331, Page 147, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said Lot No. 112 fronts 75 feet on the East side of East Ridge Drive and runs back 223 feet on the North line and 223.2 feet on the South line, to a dead line in the rear measuring 75 feet thereon.

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 2nd day of September, 2022.

Holly A. Mason

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 2nd day of **September, 2022**, before me, the undersigned officer, personally appeared **Holly A. Mason** 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: 11/08/2022

ASHLEE D. PAGE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

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 September 2, 2022.

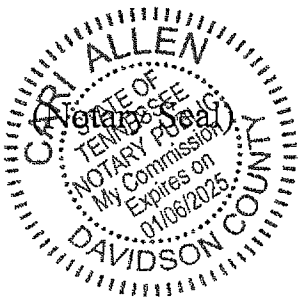
Affiant Signature

9/2/22
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 2 day of September, 2022.

Notary's Signature



(Notarial Seal)

My Commission Expires: 1-6-25