Karen Johnson Davidson County
Batch# 937688 AFFIDAVIT
11/03/2022 11:36:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20221103-0118690

This instrument prepared by:
Legends Title Services, LLC.
105 Industrial Dr., Ste. 7
Mt. Juliet, Tennessee 37122

Scrivener's Affidavit of Deed of Trust Preparation

(Reference Warranty Deed, Instrument #202204050039004, RODCT)

STATE OF TENNESSEE
COUNTY OF WILSON

Comes now Cathey Wright, 105 Industrial Dr., Ste 7, Mt. Juliet, TN 37122, and states on oath:

That I prepared the Warranty Deed dated March 28th, 2022, and of record by Instrument #202204050039004, Register's Office for Davidson County, Tennessee, certain real estate therein described to transfer ownership of real estate of even date made by Marvin Hitt, heir at law to the Estate of Eleanor Rosson Hitt, and

1. That through inadvertence the derivation clause read: Being the same property conveyed to Marion Ray Hitt and wife, Eleanor Rosson Hitt by Warranty Deed from Swift Garrison Dorris Developers Incorporated, a Tennessee Corporation of record in Book 2964, Page 613, Register's Office for Davidson County, Tennessee, dated October 03, 1959.

2. That the derivation clause is hereby amended and shall read as follows: Being the same property conveyed to Marion Ray Hitt and wife, Eleanore Rosson Hitt by Warranty Deed from Swift Garrison Dorris Developers Incorporated, a Tennessee Corporation of Record in Book 2964, Page 613, Register's Office for Davidson County, Tennessee, dated October 03, 1959. Marion R. Hitt died on March 16, 2002, leaving Eleanor Rosson heir to the property by virtue of their marriage. Eleanor Rosson Hitt died intestate on February 11, 2022. Marvin Hitt is the sole heir at law as evidenced by the Affidavits of Heirship of record by Instrument #20221103-0118607, Instrument #20221103-0118608, and Instrument #20221103-0118609, Register's Office for Davidson County, Tennessee.

3. That this affidavit is given to explain the error and to assist the present owner as well as all future owners, lenders, title examiners and insurers.

Cathey Wright

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a notary public in and for said county and state the within named Cathey Wright, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and seal this 3rd day of November, 2022.

Notary Public

BEVERLY J. HEATHERLY
STATE OF TENNESSEE
NOTARY PUBLIC
WILSON COUNTY

My commission expires: 09-09-23

File #220112

CERTIFICATE OF AUTHENTICITY

I, Jennifer Jones, do hereby make oath that I am 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 11/3/2022.

Affiant Signature

Date: 11/3/2022

State of Tennessee

County of Wilson

Sworn to and subscribed before me this 3rd day of November, 2022.

Notary Signature

SANDRA L. MITSOS
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY
My Commission Expires 06-25-2024

My commission expires