22NT 00068

Karen Johnson Davidson County
Batch# 937715 AFFIDAVIT
11/03/2022 01:07:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20221103-0118730

Prepared by and return to:
Tennessee Nations Title Agency, Inc.
402 BNA Drive, Suite 205
Nashville, Tennessee 37217
615-360-2703
tn-closing@nationstitle.com

Cross Reference to Instrument No. 20220310-0028009 and Instrument No. 20220310-0028010

AFFIDAVIT OF SCRIVENER'S ERROR

I, **Beth Turner**, Affiant herein, having personal knowledge of the facts herein stated, make the following statements of fact:

Whereas, a Warranty Deed, dated 2/28/2022 and recorded 3/10/2022 in Instrument No. 20220310-0028009, for a transaction between **Samantha Larson, an unmarried person, as Grantor, and Matthew Gregory Yusko and wife, Caitlin Muller Yusko, as Grantees,** contains an error in the legal description. The lot number of the property being conveyed was incorrectly noted as "Lot No. 2". The conveyance should have been fot "Lot No. 22". This error is also in the legal description of the Deed of Trust dated 2/28/2022 and recorded 3/10/2022 in Instrument No. 20220310-0028010, **between Navy Federal Credit Union, as the "Lender", and Matthew Gregory Yusko and Caitlin Muller Yusko, as "Borrowers"**.

Whereas, the correct legal description for the property conveyed should be as follows:

Land in Davidson County, Tennessee, being Lot No. 22, on the Plan of Revised Amber Hills Subdivision, as shown on plat of record in Plat Book 7900, Page 377, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property as conveyed to Samantha Larson, an unmarried person by Warranty Deed from US Bank NA, as Successor Trustee to Bank of America NA successor by merger to LaSalle Bank NA, as Trustee for Morgan Stanley Mortgage Loan Trust 2007-3XS, by and through its duly authorized Attorney-in-Fact Wells Fargo Bank, NA, by virtue of the authority granted in a power of attorney filed for record at Instrument No. 20070917-0110816 dated 11/05/2010 recorded 12/21/2010 in Book NA, Page NA, as Document Number 20101221-0101328, Register's Office for Davidson County, Tennessee.

And being the same property further conveyed to Matthew Gregory Yusko and wife, Caitlin Muller Yusko, by deed from Samantha Larson, an unmarried person, dated 2/28/2022, recorded 3/10/2022 in Instrument No. 20220310-0028009, Register's Office for Davidson County, Tennessee.

It is further attested by that all other aspects of the Warranty Deed and the Deed of Trust are correct.

Dated this the ~~26th~~ 3rd Day of ~~October~~ November 2022.

Signing on behalf of:
Tennessee Nations Title Agency

Beth Turner

State of Tennessee}
County of Davidson}

On this 3 day of Nov., 2022, before me, a Notary Public in and for said County, personally appeared Beth Turner to me known to be the same person described herein and who executed the within instrument who acknowledged the same to be their free act and deed.

Notary Public
My Commission Expires 11/06/2024

SHAWN STEVENS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Tennessee Certification of Electronic Document

I, Ruth Turner 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 11/3/2022 (date of document).

Affiant Signature

11/3/2022
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 3 of Nov., 2022.

(SEAL)

SHAWN STEVENS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Notary's Signature
My Commission Expires: 11-06-24