THIS INSTRUMENT PREPARED BY:
Midtown Title LLC
1704 Charlotte Avenue #105
Nashville, Tennessee 37203
File #: JM

Karen Johnson Davidson County
Batch# 942251 AFFIDAVIT
11/17/2022 10:54:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20221117-0122347

AFFIDAVIT OF SCRIVENER'S ERROR

EXECUTED PURSUANT TO T.C.A. 66-24-101(a)(27)

The undersigned Brenda Cole who is over eighteen (18) years of age states that she makes oath that the following statements are true to the best of her knowledge, information, and belief:

Brenda Cole prepared the Quitclaim Deed from Brenda Cole, a single individual, to Randall Cole, a married individual, dated July 19, 2022, and recorded on July 20, 2022, in Instrument Number 20220720-0083252, Register's Office of Davidson County, Tennessee.

WHEREAS, through inadvertence and mistake, the legal description was erroneously entered as "Section Three, Hermitage Woods, of record in Plat Book 5050, page 109, Register's Office for Davidson County, Tennessee. Known as 1318 & 1320 Tulip Grove Road. Source of Title 20051206-0146700"

NOW THEREFORE, pursuant to T.C.A. 66-24-101(a)(27), I, Brenda Cole in order to correct the erroneously legal description, do hereby amend such as:

Land in Davidson County, Tennessee, being Unit Nos. A and B, and all Private Elements, Limited Common Elements, and Shared Common Elements thereof, of the HOMES AT 1318 TULIP GROVE ROAD, a Horizontal Property Regime with Private Elements, as shown on the Plat, "Exhibit B," in Master Deed of record in Instrument No. 20220720-0083223, Register's Office for Davidson County, Tennessee, to which plat and master deed reference is hereby made for a more particular description of said property.

Being the same property conveyed to Randall N. Cole and wife, Brenda R. Cole, by Warranty Deed from Judy C. Patton Dickens, unmarried, dated November 30, 2005, of record in Instrument No. 20051206-0146700, Register's Office for Davidson County, Tennessee. Said property having been encumbered by that certain Horizontal Property Regime by Randall N. Cole, as Developer, of record in Instrument No. 20220720-0083223, Register's Office for Davidson County, Tennessee.

All other matters contained in the said Quitclaim Deed remain the same.

Further Affiant sayeth naught.

WITNESS MY HAND on this 17th day of November, 2022

Brenda Cole

Brenda Cole

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Brenda Cole, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal in office at Nashville, Tennessee, this the 17th day of November, 2022.

[seal]

JIM MYERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Notary Public
My Commission Expires: 11-6-2024

Certificate of Authenticity

I, Storey Carver, 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 November 17, 2022

Storey Carver
Affiant Signature

11/17/2022
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 17th day of November 2022

Rachel Marie Collins
Notary's Signature
My Commission Expires: 3-6-2024

Notary's Seal

