Karen Johnson Davidson County
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Fees: $12.00 Taxes: $0.00
20230120-0004636

Prepared BY:
Chapman & Rosenthal Title, Inc.
10 Burton Hills Boulevard
Suite 130
Nashville, TN 37215

AFFIDAVIT OF RYAN DIECK, ATTORNEY AT LAW

STATE OF TENNESSEE
COUNTY OF DAVIDSON

WHEREAS, on May 4th, 2022, Ryan Dieck, Attorney at Law, was an employee of Chapman & Rosenthal Title, Inc., and in his capacity with Chapman & Rosenthal Title, Inc., he prepared and notarized a Quitclaim Deed transferring property located at 105 Leak Avenue Unit 93, Nashville, TN 37205 from Jencie A. Tipton, married to Karin A. Barro, unmarried.

WHEREAS, on May 4th, 2022, Ryan Dieck, Attorney at Law, sent for recording said Quitclaim Deed but the marital status of the Grantor was omitted. It should have read:

Jencie A. Tipton, Married.

WHEREAS, in said Quitclaim deed a portion of the derivation was omitted. The derivation should have included:

The property conveyed here is not the place of residence of the Grantor's spouse.

WHEREAS, the aforementioned Quitclaim Deed was incorrectly recorded in the Register's Office of Davidson County, Tennessee in Instrument No. 20220505-0052195, by scrivener's error, and Ryan Dieck, Attorney at Law, by this sworn affidavit, desires to correct this error by recording this affidavit.

FURTHER AFFIANT SAYETH NAUGHT.

Ryan Dieck, Attorney at Law

Subscribed to and sworn before me this 19th day of January, 2023.

Notary Public

HOLLY DEES STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES MARCH 7, 2023

My Commission Expires: _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority in and for the jurisdiction aforesaid, the within named affiant, Ryan Dieck, Attorney at Law, who being by me first duly sworn according to law, states on oath that the statements contained in the above and foregoing instrument as true and correct as therein stated and set forth.

WITNESS my hand and Official Seal at office this 19th day of January, 2023.

NOTARY PUBLIC

My Commission Expires: _____

HOLLY DEES STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES MARCH 7, 2023