Karen Johnson Davidson County
Batch# 968688 AFFIDAVIT
02/07/2023 03:54:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20230207-0009000

Prepared by and return to:
Summit Title & Escrow, LLC
6263 Poplar Ave, Suite 801
Memphis TN 38119

AFFIDAVIT OF SCRIVENER'S ERROR

STATE OF TENNESSEE
COUNTY OF SHELBY

Personally appeared before me, the undersigned officer, in and for said State and County aforesaid, duly authorized to administer oaths, **Seth McNamee**, who is known to me (or proved to me on the basis of satisfactory evidence to be), and who, after being duly sworn, deposed and said that:

I am over eighteen (18) years of age, and my address is 6263 Poplar Ave, Suite 801, Memphis TN 38119.

The below described Warranty Deed from Rose Mary Hill to Mesa Verde Assets, LLC, recorded at Instrument No. 20210913-0122472, in the Register's Office of Davidson County, Tennessee contained errors for the property municipally known as 3843 Hutson Avenue, Nashville, TN 37216.

The intention of this Affidavit is to correct and change the following:

1. The named grantor(s) on the deed is/are "Rose Mary Hill, and Unmarried." The Warranty Deed should reflect **Rose M. Hill a/k/a Rose M. Barnett, an unmarried woman**, as the sole grantor.

2. The derivation clause referenced on the Warranty Deed should state the read as follows:

   Being the same property conveyed to Rose M. Barnett, unmarried, by Quit Claim Deed from Rose M. Barnett and Clarence Edward Barnett, Jr., of record in Instrument No. 20181024-0105361, in the Register's Office of Davidson County, Tennessee, dated March 15, 2018 and recorded on October 24, 2018.

   Being the same property conveyed to Rose M. Barnett, a married woman, by Quit Claim Deed from Rose M. Hill n/k/a Rose M. Barnett, who acquired title as an unmarried woman, now married to Clarence Edward Barnett, Jr., of record in Instrument No. 20140702-0057945, in the Register's Office of Davidson County, Tennessee, dated June 23, 2014 and recorded on July 02, 2014.

   Being the same property conveyed to Rose M. Hill, an unmarried woman, by Warranty Deed from Nashville Homestead Corporation, of record in Book 11201, Page 62 (re-recorded in Book 11255, Page 237), in the Register's Office of Davidson County, Tennessee, dated November 05, 1998 and recorded on November 11, 1998.

This affidavit is made of my personal knowledge to correct the error above described.

Executed this 7th day of February, 2023

Seth McNamee

Subscribed to and sworn before me this 6th day of February, 2023

Notary Public

My commission expires: _____

PAMELA OPPENHUIZEN STATE OF TENNESSEE NOTARY PUBLIC SHELBY COUNTY, TN My Comm. Exp. 02-28-23

OATH AND ACKNOWLEDGMENT

On this 7th day of February, 2023, before me, a Notary Public, duly commissioned and qualified, in and for the State and County aforesaid, personally appeared Seth McNamee, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, who executed the foregoing Scrivener's Affidavit and who acknowledged that he executed the same as his free act and deed. He also made oath that he has read the foregoing Affidavit and the things and matters contained therein are true. The Affiant did further acknowledge that he executed the within described document for the purposes of correcting the scrivener's error herein described.

IN WITNESS WHEREOF, I have hereunto set my hand and Notarial Seal the day and year above written.

Notary Public

My commission expires: _____

PAMELA OPPENHUIZEN STATE OF TENNESSEE NOTARY PUBLIC SHELBY COUNTY, TN My Comm. Exp. 02-28-23

Tennessee Certification of Electronic Document

I, Stevie Friesth, 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 2/7/2023 (date of document).

Affiant Signature

2/7/2023
Date

State of TN

County of Shelby

Sworn to and subscribed before me this 7th day of February, 2023.

Notary's Signature

MY COMMISSION EXPIRES: 6/2/25

NOTARY'S SEAL

ARIAN FLEMING
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SHELBY
MY COMMISSION EXPIRES: JUNE 2, 2025