Karen Johnson Davidson County
Batch# 978630 AFFIDAVIT
03/09/2023 08:28:30 AM 7 pgs
Fees: $37.00 Taxes: $0.00
20230309-0016902

**This instrument was prepared by:**
**Netco Title**
**1982 Providence Pkwy, Ste 255**
**Mt Juliet, TN 37122**

NETCO

## SCRIVENER'S - ERROR AFFIDAVIT

I, Ryan J. Welch ("Affiant"), being first duly sworn, state under oath:

1. I am duly authorized to execute this Affidavit, have actual knowledge of the matters set forth within this Affidavit and am competent to testify in a court of law about the facts stated in this Affidavit.

2. I am eligible and qualified under Tennessee law to be the Affiant of this Scrivener's - Error Affidavit because of the following facts:

I am an employee of MidPoint – a division of Netco who closed and recorded the original documents

3. The instrument containing the error that this Affidavit intends to correct is as follows:

"Original Instrument"

**Quitclaim Deed – recorded 10/25/2021 as Instrument No. 20211025-0142799, between Judith George Individually and Judith George as Trustee of the Judith George Revocable Living Trust as Grantor, Judith Louise George Revocable Living Trust dated February 13th, 2012 as Grantee**

4. The purpose of this Affidavit is to provide notice of the scrivener's error described in this Affidavit and to correct the Original Instruments.

5. The Original Instrument was prepared by **Netco Title**, completed by or associated with **Judith Louise George Revocable Living Trust dated February 13th, 2012**

6. The names and capacities of the parties to the Original Instrument are:

**Judith George Individually and Judith George as Trustee of the Judith George Revocable Living Trust as Grantor**

**Judith Louise George Revocable Living Trust dated February 13th, 2012 - Grantee**

7. The recording information, including the recording date and document, instrument or reception number for the Original Instrument, is as follows: **Date of Recording October 19, 2021 as Instrument No. 20211025-0142799 in the real property records of Davidson County, Tennessee**

8. A brief description of the error on the Original Instrument that this Affidavit is designed to correct the County listed on page 2 from Shelby County to Davidson County

9. The correction information to be inserted or reflected in or the information to be removed from the Original Instrument is as follows:

**Correct Legal Description on Page 2 from Shelby County to Davidson County**

10. This Affidavit is made under penalty of perjury.

NETCO

FURTHER AFFIANT SAYETH NAUGHT.

Dated this 8th day of March, 2023.

Name: Ryan J. Welch

Company Name: Midpoint – a division of Netco

Title: Operations Manager

STATE OF

COUNTY OF

This instrument was acknowledged and signed and sworn to me on March 8th, 2023 by Ryan J. Welch

Notary Public

My commission expires: 4/22/25

No guidelines are available for this form at this time.

SUNI DAY
Notary Public, State of Texas
Comm. Expires 04-22-2025
Notary ID 129399122

Karen Johnson Davidson County
Batch# 742225 DEEDQC
10/25/2021 09:53:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20211025-0142799

**WHEN RECORDED MAIL TO:**
1622 A Gartland Ave
Nashville TN 37206

**THIS INSTRUMENT WAS PREPARED BY:**
Netco Title
1982 Providence Parkway, Suite 255
Mt. Juliet, TN 37122
615-436-6550 / mtjuliet@netcotitle.com
NO REPRESENTATION BY PREPARER AS TO ANY MATTERS OF TITLE OR LEGAL DESCRIPTION/SURVEY

**NEW OWNERS:**
Judith George
112 Miramar Ave
San Rafael CA 94901

**SEND TAX BILLS TO: NEW OWNERS.**
NTN-1359065
**VALUATION AFFIDAVIT:**
The actual consideration of value, whichever is greater, for this transfer is: $0.00

STATE OF ~~TENNESSEE~~ California}
COUNTY OF ~~DAVIDSON}~~ Marin

Sworn before me this 19th day of October, 2021.

Notary Public

My Commission Expires 8/17/2023

MADRID MILLER
COMM. #2301771
Notary Public - California
Solano County
My Comm. Expires Aug. 17, 2023

**QUIT CLAIM DEED**
**NTN-1359065**

**EFFECTIVE October 19th, 2021** and for good consideration in the sum of $1.00 cash in hand paid by the hereinafter grantees, and for other good and valuable consideration, the receipt of which is hereby acknowledged:JUDITH GEORGE INDIVIDUALLY and Judith George as trustee of the Judith George Revocable Living Trust **(GRANTOR)** Does hereby QUITCLAIM and convey unto The Judith Louise George Revocable Living Trust dated February 13th, 2012.

**(GRANTEES)** All the right, title, and interest to a certain tract or parcel of land in **SHELBY COUNTY, TENNESSEE** described as follows to wit:

Land in Davidson County, Tennessee, being Lot No. 2 on the Plan of Mrs. T. R. Parrish's Subdivision of Lot 81, Chadwell Home Place, of record in Plat Book 547, Page 80, Register's Office, Davidson County, Tennessee.

Said Lot No. 2 fronts 50 feet on the southerly side of Gartland Ave. and runs back between parallel lines 135 feet to an alley.

Being the same property or a portion of the same property conveyed to Judith George Revocable Living Trust by Instrument dated July 21, 2015 from Victoria George Trustee of Judith George Revocable Living Trust filed on July 23, 2015 as Document Number 20150723-0072524 and in Book at Page in the Davidson County records.

**APN: 083 10 0 161.00**

**THIS IS IMPROVED PROPERTY COMMONLY KNOWN AS:**
**1622 A Gartland Ave Nashville TN 37206**

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS the hands and seal of said Grantors this 19 day of October, 2021.

**JUDITH GEORGE TRUSTEE**

JUDITH GEORGE

STATE OF ~~TENNESSEE~~ California

COUNTY OF ~~SHELBY~~ Marin

On this 19 day of October, 2021, before me personally appeared to me JUDITH GEORGE INDIVDUALLY and **JUDITH GEORGE, As TRUSTEE** known to be the person(s) described in and who executed the foregoing instrument, and acknowledge that he/she (they) executed the same for the purposes therein contained as his/her (their) free act and deed.

(Seal)

Notary Public

MADRID MILLER
COMM. #2301771
Notary Public - California
Solano County
My Comm. Expires Aug. 17, 2023
NRO1

My Commission Expires: 8-17-2023

## True Copy Certification

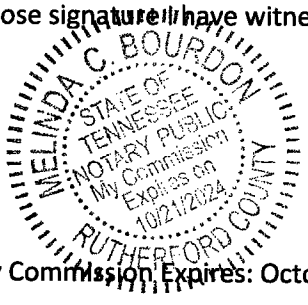
I, Edward Cooper, do hereby make oath that I am the licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on October 21 2021.

Edward Cooper
Dated: October 21 2021

State of Tennessee)

County of Wilson)

Personally, appeared before me, Melinda C. Bourdon, a notary public for this state, Edward Cooper, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.




Melinda C. Bourdon

My Commission Expires: October 21, 2024

DATED: October 21, 2021

# True Copy Certification

I, Gretchen E. Crews, do hereby make oath that I am the 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 March 8, 2023.

Dated: March 8, 2023

Gretchen E. Crews

State of Tennessee)

County of Wilson)

Personally, appeared before me, Melinda C. Bourdon, a notary public for this state, Edward Cooper, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Dated March 8, 2023

Melinda C. Bourdon

My Commission Expires: October 21, 2024

MELINDA C. BOURDON
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 10/21/2024
RUTHERFORD COUNTY