Karen Johnson Davidson County
Batch# 999497 AFFIDAVIT
05/04/2023 10 05 39 AM 1 pg
Fees $12 00 Taxes $0 00
20230504-0033091

State of Tennessee
County of Sumner

Scrivener's Affidavit of Preparation of Warranty Deed

(reference to Warranty Deed of record in Instrument No. 20230410-0025587, Register's Office of Davidson County, Tennessee.)

Comes now Southern Title, LLC, by and through its authorized agent, and states on oath

1. That Southern Title, LLC prepared a certain Warranty Deed dated April 3, 2023, wherein **Edgar Garcia, unmarried**, was the grantor and **Yajaira Sanchez, a single woman**, was the grantee,
2. That said Warranty Deed incorrectly stated the seller's name as **Edgar Garciam** on the said document when it should have been **Edgar Garcia**;
3 This affidavit is to confirm the correction of the item listed above;
4 That this affidavit is given to correct the mistake and to assist the present owner, as well as all future owners, lenders, title examiners and insurers

Southern Title, LLC

By _____
Cassie Pulley, Authorized Agent

State of Tennessee
County of Sumner

Personally appeared before me, the undersigned, a notary public in and for said county and state the within named Cassie Pulley, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and seal at Hendersonville, Tennessee, this 3rd day of May, 2023

_____
Notary Public
My commission expires: 8-20-24

KIM GRAVES
STATE OF TENNESSEE
NOTARY PUBLIC
SUMNER COUNTY
MY COMMISSION EXPIRES AUGUST 20, 2024

This instrument prepared by.
Southern Title, LLC
145 Anderson Lane, Suite C
Hendersonville, TN 37075