Karen Johnson Davidson County
Batch# 1001391 AFFIDAVIT
05/09/2023 01:10:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20230509-0034545

This Instrument Prepared By:
Metropolitan Escrow, Inc.
217 Pineway Drive
Nashville, TN 37217

# ***SCRIVENER'S AFFIDAVIT***

RE: Correction of Unit Nos. on Warranty Deed from Safe Oak, LLC
To Housing Quick Fix Associates, LLC,
of record in Instrument No. 20171214-0127674,
Register's Office for Davidson County, Tennessee.
Map #133160A01900, #133160A03100, #133160A05500, #133160A07700,
#133160A13400, #133160A10900, #133160A12200, #133160A11100,
#133160A19600, #133160A12500, #133160A19200

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Comes now, Karen H. Suggs, who is an Employee for Metropolitan Escrow, Inc. and whose address is 217 Pineway Drive - Nashville, TN 37217, and would state as follows:

On the 13th day of December, 2017, I was an employee of Metropolitan Escrow, Inc. One of my duties was to assist in the preparation of various documents, including Warranty Deeds, Quitclaim Deeds, Deeds of Trust, Assignments of Deed of Trust, or other similar conveyances of real estate. In connection with my work, I was called upon, from time to time, to prepare and/or review real estate property documents.

Recorded in Instrument No. 20171214-0127674 in the Register's Office for Davidson County, Tennessee, is a Warranty Deed securing certain real property that was executed by Safe Oak, LLC, as GRANTORS, to Housing Quick Fix Associates, LLC, as GRANTEES.

The foregoing instrument contains a scrivener's error in that one of the unit numbers is incorrect in said Warranty Deed. This error was unintentional. The correct and proper legal description which should appear in the Warranty Deed of record in Instrument No. 20171214-0127674, said Register's Office, is as follows:

Being Unit Nos. D-1, D-2, E-29, G-15, K-5, J-1, J-3, J-7, O-8, J-10, and O-16, on the Plan of Harding Glen Condominiums (formerly known as Barcelona Condominiums), created under Title 66, Chapter 27, Sections 101, et.seq., as amended, Tennessee Code Annotated, and as established by a Master Deed of record in Book 6400, Page 801; as amended in Book 9397, Page 814; Book 11509, Page 965; Book 11509, Page 966, and Instrument No. 20070926-0114999, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Units as set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the Plat of Harding Glen (formerly Barcelona Condominiums) of record in Book 6400, Page 839, as set forth in Exhibit A-2 of this Master Deed for a more complete identification and description of such unit.

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

The undersigned certifies under penalty of perjury that the foregoing is true and correct.

EXECUTED on this 2nd day of May, 2023.

Karen H. Suggs

(AFFIANT) - Karen H. Suggs

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Sworn to and subscribed before me this 2nd day of May, 2023, as being executed by Karen H. Suggs.

My commission expires: 3/6/24

Patricia Nicholls

Notary Public

PATRICIA NICHOLLS
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, the within named Karen H. Suggs, to me known to be the person described herein with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who executed the foregoing instrument, and acknowledged that she executed the same as her free act and deed.

Witness my hand and official seal this 2nd day of May, 2023.

My commission expires: 3/6/24

Patricia Nicholls

Notary Public

PATRICIA NICHOLLS
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY

Scriveners Affidavit-W.Deed.karen

**Certification of Recorded Documents**

I, Patricia Nicholls, 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 May 9, 2023.

(AFFIANT) – Patricia Nicholls

05/9/2023
Date

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Sworn and subscribed before me this 9th day of May, 2023.

My commission expires: 3-3-26

Notary Public

ZANA C PETTY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY