Instrument prepared by

Advantage Title And Escrow, Inc.
1321 Murfreesboro Pike, Suite 823
Nashville TN 37217
#16808

Karen Johnson Davidson County
Batch# 1009058 AFFIDAVIT
05/30/2023 12 39 51 PM 2 pgs
Fees. $12 00 Taxes $0 00

20230530-0040564

SCRIVENER'S AFFIDAVIT

STATE OF TENNESSEE
COUNT OF DAVIDSON

(Reference Warranty Deed of record in Instrument No. 20221101-0117793 **Register's Office for** DAVIDSON **County, Tennessee.)**

I, Kirk Whitworth, President for Trustee, Inc , being duly sworn according to law, do hereby make oath that the following statements are true to the best of my information, knowledge and belief

1 **That** Sheree Buice prepared a certain Warranty Deed, which appears of record in **Instrument No.** 20221101-0117793 **Register's Office for** DAVIDSON **County, Tennessee.**

2 THAT WHEREAS **by inadvertence and mistake, the hereinabove mentioned** Warranty Deed**, contained scrivener's errors in the Legal Description.**

5 **NOW, THEREFORE**, for and in consideration of the desire to correct the scrivener's error hereinabove described, the Legal Description is to read as follows.

SEE EXHIBIT A

All other matters contained in said **Warranty Deed** remain the same

FURTHER, Affiant saith not.

By Kirk Whitworth, President

State of TENNESSEE
County of Rutherford

On this the 19th day of May, 2023, before me personally appeared Kirk Whitworth, President of Trustee Inc as Trustee of the Johnson Family Land Trust to me known to be the person described in and who executed the foregoing instrument, and who acknowledged the execution of same to be his free act and deed

Witness my hand and official seal at LaVergne, TN on this 19th day of March 2023

Notary Public, commission expires 12-16-2025

VICTOR HAZELWOOD STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

"EXHIBIT A"

Land in Davidson County, Tennessee, being Lot Number 2 on the P.M. Corbett property, being a portion of Bloodworth according to a survey by Gregory Underwood, date 9/16/80, described as follows: Beginning at a concrete monument in the Southerly margin of Smith Springs Road, said monument being the common front corner of Lots 1 and 2, thence South 86 degrees 48 minutes East 136.94 feet along said margin of Smith Springs Road to an iron pin; thence South 00 degrees 26 minutes West 389.83 feet to an iron pin; thence North 87 degrees 15 minutes West 131.07 feet to an iron pin, said pin being the common rear corner of Lots 1 and 2; thence North 00 degrees 25 minutes West 391.19 feet to the said margin of Smith Springs Road, the point of beginning. Included but excluded: Beginning at a point on the existing South right of way line of Smith Springs Road on the common line of Hall Shelton and H.W. Stephenson, said point being 16.5 feet South of center line of survey station 41+88 and proceeding as follows: Southwardly the common line of Hall Shelton and Stephenson a distance of 8.5 feet to a point on the new South right of way line of Smith Springs Road; thence with a line that is 25 feet South of and parallel to the center line North 87 degrees 02 minutes 47 seconds West 28.23 feet; thence with a 3293.32 foot radius curve to the right a distance of 107.77 feet to a point on the common line of Hall Shelton and Gungor Eryasa; thence Northwardly with the line between Hall Shelton and Eryasa a distance of 6 feet to a point on the existing right of way line of Smith Springs Road that is 19 feet South of the centerline survey stations 41+54; thence Eastwardly with the existing South right of way line of Smith Springs Road a distance of 136 feet to the point of beginning and containing 990 square feet or 0.02 acres, more or less.