Karen Johnson Davidson County
Batch# 1024553 AFFIDAVIT
07/10/2023 02 40 15 PM 1 pg
Fees $12 00 Taxes $0 00
20230710-0052673

This Instrument Prepared By and Return to
Rudy Title & Escrow
2012 21st Avenue South
Nashville, TN 37212

SCRIVENER'S AFFIDAVIT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Comes now, Logan Bell, hereinafter referred to as Affiant, on this 6th day of June, 2023, and after first being duly sworn according to law, does state the following as true and correct to the best of his knowledge, information and belief

1 WHEREAS, Affiant prepared and recorded a Warranty Deed dated February 28th, 2023 and recorded March 06th, 2023 in Instrument No 20230306-0016007, Register's Office for Davidson County, between Nicole V. Steen, Trustee of the Philip Steen Irrevocable Investment Services Trust dated November 22, 2021, its successor and assigns, a one-half (1/2) interest and Philip Steen, Trustee of the Nicole V Steen Irrevocable Investment Services Trust, dated November 22, 2021, and its successor and assigns, a one-half interest (1/2), (Grantors) and Farnaz Esmaeili, a single person, (Grantee),

2. WHEREAS, the above mentioned Warranty Deed was drafted and contained a scrivener's error in the Grantee's marital status;

3. WHEREAS, the Grantee's is married;

4 WHEREAS, Affiant makes this affidavit for the purpose of correcting the scrivener's error on the Warranty Deed,

5. NOW THEREFORE, the correct marital status and proper vesting of the Grantees shall read, **Farnaz Esmaeili, a married person**

Affiant(s)

Logan Bell

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public of the County and State first above written, do hereby certify that Logan Bell personally appeared before me this day and acknowledged the due execution of the foregoing instrument

Witness my hand and official seal, this the 6th day of July, 2023.

Notary Public
My Commission Expires:

MARGARET R. MEANS
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 05/05/2025
DAVIDSON COUNTY

G-KW-23-3608
SD