Karen Johnson Davidson County
Batch# 1031190 AFFIDAVIT
07/26/2023 02:42:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20230726-0057754

Prepared by:
Stewart Title Company
13026 Lebanon Road, Suite 100
Mt. Juliet, TN 37122

SCRIVENER'S AFFIDAVIT

The undersigned, Lee Ann Merritt, as representative of Stewart Title Company Tennessee Division, having personal knowledge of the facts herein stated, hereby swears, and affirms the following:

Warranty Deed from Ketema Bereket Dereje, a single man, GRANTOR(S), to Johnny Rodriguez, married, GRANTEE(S), conveyed the parcel of real estate located at: 874 Daybreak Drive, Antioch, TN 37013, and more particularly described as:

> Land in Davidson County, Tennessee, Being Lot No. 139, on the Plan of Phase Four, Sunset Hills, RS-10 Subdivision – Cluster Lot Option, of record in Instrument No, 20150211-0012821, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.
>
> Being the same property conveyed to Bereket Dereje Ketema, a single man by Warranty Deed from Selena L. Mason, unmarried, and Tony Stover, unmarried, dated 10/26/2018, of record in Instrument 20181102-0108585, Register's Office for Davidson County, Tennessee.

Said Warranty Deed dated 07/14/2023, recorded on 07/17/2023, and shown of record in Instrument number 20230717-0054550, in the Registers Office of Davidson County, Tennessee, incorrectly referenced the Grantor as Ketema Bereket Dereje, a single man.

The purpose of this affidavit is to correct the name of the Grantor to read Bereket Dereje Ketema, a single man. Said Ketema Bereket Dereje and Bereket Dereje Ketema, being one and same person.

Signed under the penalties of perjury this 21st day of July, 2023.

STEWART TITLE COMPANY TENNESSEE DIVISION

By: _____
LEE ANN MERRITT

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me the undersigned, a Notary Public in and for said County and State, **Lee Ann Merritt,** with whom I am personally acquainted and who, being authorized to do so, acknowledged she executed the forgoing instrument for the purposes therein contained.

Witness my hand and seal this 21st day of July, 2023.

LIZ DAVIS STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

_____
NOTARY PUBLIC

MY COMMISSION EXPIRES: 3-8-25

~~$3.00~~ E-RECORDING PAGE FEE
$2.50

CERTIFICATE OF AUTHENTICITY

I, Tracey Trumphour do hereby make oath that I am a licensed attorney and/or 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 July 21, 2023.

Tracey Trumphour
Affiant
Date: 7-21-2023

STATE OF TENNESSEE
COUNTY OF Wilson

Sworn to and subscribed before me this 21 day of July, 2023

Liz Davis
Notary Public

My Commission Expires: 3-8-2025

LIZ DAVIS
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY