Karen Johnson Davidson County
Batch# 1077183 AFFIDAVIT
12/01/2023 12:26:27 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20231201-0092886

Prepared By & Return to:
Foundation Title and Escrow Series, LLC
f/k/a Toro Title, LLC
935 E Trinity Lane
Nashville, TN 37207
615-510-7880

AFFIDAVIT OF SCRIVENER'S ERROR

(Tenn. Code Ann. § 66-24-101)

Before me, the undersigned authority, on this day personally appeared Taylor Anderson ("Affiant") who, being first duly sworn, upon her oath states:

1. I was a Title Agent with Toro Title, LLC with personal knowledge of the facts and matters stated herein.

2. I prepared an instrument in the chain of title to the real property more particularly described in the following.

3. The instrument(s) identified by the following information (each, a "Subject Instrument") contains one or more scrivener's errors:

Grantor	Grantee	Book/Page or Instrument No.	Date Recorded
Eshak Fahri Matta Barsoum and Eriny Hanna, husband and wife	Isaac Baroum and wife, Eriny Hanna	20200224-0020053	February 24, 2020

4. The purpose of this Affidavit is to provide notice of the scrivener's error described in this Affidavit and to correct the typographical or other minor errors contained in the Subject Instrument(s).

5. A brief description of each scrivener's error in the Subject Instrument(s) that this Affidavit is designed to correct is as follows:

Isaac Baroum has a misspelling and is formerly known as Eshak Fahri Matta Barsoum.

6. The correct information to be inserted or reflected in or the information to be removed from the Subject Instrument(s) is as follows:

The Grantee should read, "Isaac Barsoum and wife, Eriny Hanna," and the Signature Line should read: "Isaac Barsoum, fka Eshak Fahri Matta Barsoum"

7. Pursuant to Tenn. Code Ann. § 66-24-101(27), the Register of Deeds is hereby requested to index this affidavit in both the general index under the names of the original parties to each Subject Instrument and in the sectional index.

8. I am aware of the penalties of perjury under Federal Law, which includes the execution of a false affidavit, pursuant to 18 U.S.C.S. § 1621 wherein it is provided that anyone found guilty shall not be fined more than $2,000 or imprisoned not more than 5 years or both. I am also aware that filing of a false affidavit is perjury and punishable under Tenn. Code Ann. § 39-16-702.

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

Taylor Anderson

Taylor Anderson, Affiant

JAMES CHANDLER THOMPSON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMM. EXPIRES 10-25-2026

STATE OF Tennessee
COUNTY OF Williamson

Subscribed and sworn to before me this 27th day of November, 2023.

James Chandler Thompson

Notary Public
My Commission Expires: 10-25-2026

STATE OF Tennessee
COUNTY OF Williamson

On this 27th day of November, 2023, before me personally appeared Taylor Andersen, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

Witness my hand, at office, this 27th day of November, 2023.

James Chandler Thompson

Notary Signature
My commission expires:

JAMES CHANDLER THOMPSON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMM. EXPIRES 10-25-2026

EXHIBIT A – LEGAL DESCRIPTION

Property located in Davidson County, Tennessee, being Lot No. 284 on the Plan of Harvest Grove, Section Three, a Planned Unit Development, of record in Instrument No. 20160429-0042362, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Eshak Fakhri Matta Barsoum and Eriny Hanna, husband and wife, by Warranty Deed from BMCH Tennessee, LLC, a Delaware Limited Liability Company, dated May 18, 2017, of record in Instrument No. 20170519-0049848, Register's Office for Davidson County, Tennessee. Eshak Fakhri Matta Barsoum having a name change to Isaac Barsoum in the Chancery Court for Davidson County, Tennessee, Case No. 19-1464-IV.

Being the same property of record in Instrument No. 20200224-0020053, Register's Office for Davidson County, Tennessee.

Being also known as: 505 Gracewood Grove, Antioch, TN 37013.