Karen Johnson Davidson County
Batch# 1088779 AFFIDAVIT
01/05/2024 09:58:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20240105-0001108

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 Wanda J. Isbell, an unmarried woman, GRANTOR(S), to Charles M. Wooden and Judy Wooden, husband and wife, GRANTEE(S), conveyed the parcel of real estate located at: 112 Rising Sun Court, Old Hickory, TN 37138, and more particularly described as:

> Land in Davidson County, Tennessee, Being Lot No. 254, on the Plan of Brandywine Farms, Section 15, as shown on Plat of record in Plat Book 4660, and Page 123, as amended in Book 4905, Page 572, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of said property.

Said Warranty Deed dated 01/03/2024, recorded on 01/04/2024, and shown of record in Instrument number 20240104-0000766, in the Registers Office of Davidson County, Tennessee, omitted part of the legal description of said property.

The purpose of this affidavit is to correct the legal description to read:

> Land in Davidson County, Tennessee, Being Lot No. 254, on the Plan of Brandywine Farms, Section 15, as shown on Plat of record in Plat Book 4660, and Page 123, as amended in Book 4905, Page 572, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of said property.
>
> Said lot fronts 90.9 feet on a curve in the westerly side of Rising Sun Court and runs back 258.9 feet on the northerly line and 210.6 feet on the southerly line to a broken rear line measuring 358.6 feet thereon.

Signed under the penalties of perjury this 4th day of January, 2024.

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 4th day of January, 2024.

LIZ DAVIS STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

_____
NOTARY PUBLIC

MY COMMISSION EXPIRES: 3-8-25

LIZ DAVIS STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

$2.50 E-RECORDING PAGE FEE

CERTIFICATE OF AUTHENTICITY

I, Kim Rogers 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 January 3, 2024.

Kim Rogers
Affiant
Date: 1-3-24

STATE OF TENNESSEE
COUNTY OF Wilson

Sworn to and subscribed before me this 3 day of January, 2024

Liz Davis
Notary Public

My Commission Expires: 3-8-25

LIZ DAVIS
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY