PREPARED BY & RETURN TO:
Magnolia Title & Escrow, Inc.
1104 Fatherland St.
Nashville, TN 37206

Karen Johnson Davidson County
Batch# 1093029 AFFIDAVIT
01/23/2024 03:02:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20240123-0004352

SCRIVENER'S AFFIDAVIT

Yvette McElwee, a resident of Williamson County, Tennessee, being of lawful age, hereinafter referred to as "Affiant," being first duly sworn according to law, deposes and states as follows:

1. That Affiant, as an employee of Mid-State Title and Escrow, on November 20, 2023, prepared a certain Warranty Deed, which Warranty Deed was executed by Julian Fox and Erin Fox by Julian Fox as her Attorney-in-fact and appears of record in Instrument No. 20231205-0094089, in the Register's Office for Davidson County, Tennessee.

2. One of Affiant's duties was to accurately reflect the marital status of the Grantees in said Warranty Deed;

3. Whereas, by inadvertence, error and mistake, Affiant indicated that the Grantees in said Warranty Deed are wife and husband.

4. Now, therefore, Affiant hereby certifies and corrects Grantees' marital status which should be corrected and read as follows: **Eric White, a single man and Gracyn Husband, a single woman, as tenants in common.**

5. The Affiant further affirms that all other terms, provisions, and warranties recited in the Warranty Deed recorded on December 5, 2023 in Instrument No. 20231205-0094089, in the Register's Office of Davidson County, Tennessee, not specifically recited and corrected herein, shall remain unchanged and in full force and effect.

Affiant
Print Name: Yvette McElwee

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Yvette McElwee with whom I am personally acquainted, (or proved to me her identity on the basis of satisfactory evidence) and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 22nd day of January, 2024.

NOTARY PUBLIC

My Commission Expires: 4-20-2024

ANGELA R WINDHAM
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 04-20-2024

Magnolia File No. AT-23-5612

Please Return to:
Magnolia Title & Escrow
150 N Royal Oaks Blvd
Franklin, TN 37067

Certificate of Authenticity

I, Jamika Jones, do hereby make oath that I am a licensed attorney and/or the 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 22, 2024**.

Jamika Jones

Affiant Signature

January 22, 2024

Date

State of Tennessee

County of Williamson

Sworn to and subscribed before me this

22nd day of January, 20 24.

Notary's Signature

My Commission Expires: 10/10/26

Notary's Seal (if on paper)

LESLIE HAYES
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires