This instrument prepared by:
The Row Title & Escrow, LLC
20 Music Square West, Suite 200
Nashville, TN 37203

Karen Johnson Davidson County
Batch# 1098647 AFFIDAVIT
02/07/2024 07:59:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20240207-0008493

AFFIDAVIT OF SCRIVENER'S ERROR

This Affidavit is being executed for the purpose of correcting the Grantee on the Warranty Deed with the Register of Deed's office for Davidson County, Tennessee, in the instrument(s) described herein.

Comes now Jennifer S. Ghanem, who, having first been duly sworn according to law, deposes and says:

1. That I am the Attorney for The Row Title & Escrow, LLC a title insurance agency and settlement service closing provider located in Davidson County, Tennessee.

2. That on or about February 5th, 2024, a certain Warranty Deed mentioned above was recorded via Simplifile, an e-recording software for David H. Windley, and wife Nancy L. Windley and David L. Windley, Unmarried, in Instrument No: 20240205-0008113, with the Register's Office for Davidson County, Tennessee.

3. Through inadvertence, the percentage of ownership to each Grantee(s) is incorrect.

4. The Grantees should read: **David H. Windley, and wife Nancy L. Windley, as to a 30% undivided interest in the property describe herein and David L. Windley, unmarried as to the remaining 70% undivided interest in the property described herein as Tenants in Common.**

The affidavit is given to correct the said error with the Register of Deed's office for Davidson County, Tennessee.

Further affiant sayeth not.

Jennifer S. Ghanem

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned authority, a Notary Public in and for said county and State, Jennifer S. Ghanem, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who did say upon oath that the facts recited in this instrument are true, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 10th day of February 2024.

DAVIDSON COUNTY
STATE OF TENNESSEE NOTARY PUBLIC
CASSANDRA LAHOUTI

NOTARY PUBLIC
My commission expires: 11-2-26

Tennessee Certification of Electronic Document

I, Margaret Philpott 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 _____ (date of document).

Affiant Signature

Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this day of _____, ____.

Notary's Signature

MY COMMISSION EXPIRES: 05/05/2025

NOTARY'S SEAL

