Karen Johnson
Batch # 1098694
02/07/2024 10:00:24 AM
Fees: $12.00 Taxes: $0.00

Davidson County
AFFIDAVIT
1 pg

20240207-0008557

Prepared BY:
Chapman & Rosenthal Title, Inc.
10 Burton Hills Boulevard
Suite 130
Nashville, TN 37215
File No. 231146210

AFFIDAVIT OF KATE ROSENTHAL, ATTORNEY AT LAW

STATE OF TENNESSEE
COUNTY OF DAVIDSON

WHEREAS, on December 7th, 2023, Kate Rosenthal, Attorney at Law, was an employee of Chapman & Rosenthal Title, Inc., and in her capacity with Chapman & Rosenthal Title, Inc., she prepared and notarized a Warranty Deed transferring property located at 5170 Hickory Hollow Parkway #800, Antioch, TN 37013 from Mark Brandon Scott and Niesha Scott, husband and wife, to Deerre'll Taylor, an unmarried woman.

WHEREAS, on December 12th, 2023, Kate Rosenthal, Attorney at Law, sent for recording said Warranty Deed but the attestation clause was dated incorrectly, "8th day of December, 2023." The attestation clause should have read:

IN WITNESS WHEREOF, Grantor has executed this instrument on this 7th day of December, 2023.

WHEREAS, the aforementioned Warranty Deed was incorrectly recorded in the Register's Office of Davidson County, Tennessee in Instrument No. 20231213-0095895, by scrivener's error, and Kate Rosenthal, Attorney at Law, by this sworn affidavit, desires to correct this error by recording this affidavit.

FURTHER AFFIANT SAYETH NAUGHT.

Kate Rosenthal, Attorney at Law

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority in and for the jurisdiction aforesaid, the within named affiant, Kate Rosenthal, Attorney at Law, who being by me first duly sworn according to law, states on oath that the statements contained in the above and foregoing instrument as true and correct as therein stated and set forth.

WITNESS my hand and Official Seal at office this 6th day of February, 2024.

RYAN DIECK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES MAY 7, 2024

NOTARY PUBLIC
My Commission Expires:_____