Karen Johnson
Batch # 1100174
02/12/2024 02:49:07 PM
Fees: $12.00 Taxes: $0.00
Davidson County
AFFIDAVIT
1 pg
20240212-0009761

THIS INSTRUMENT PREPARED BY AND RETURN TO:
Marketplace Title and Escrow, LLC
1880 General George Patton Drive
Suite 107
Franklin, TN 37067

SCRIVENER'S AFFIDAVIT TO CORRECT Instrument #20231206-0094238

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I, the undersigned Ryan Beane, being duly sworn, certify the following:

I am a principal in Marketplace Title and Escrow, LLC., a licensed title insurance agency. Marketplace Title and Escrow, LLC recorded a Warranty Deed of record in Instrument #20231206-0094238 in the Register's Office for Davidson County, Tennessee affecting title to a parcel of land in Nashville, Tennessee known as 910 Youngs Lane, Unit 6, Nashville, TN 37207, and being located on Davidson County Tax Map and Parcel: 070-07-0U-006-00. Said Warranty Deed contains the following typographical errors, which are scrivener's errors rather than any expression of intent by the parties thereto, and are corrected hereby:

1. The Address of New Owners contain the incorrect name of new owner and should corrected to the following:

   Derrick Phillips
   910 Youngs Lane, Unit 6
   Nashville, TN 37207

FURTHER AFFIANT SAYS NOT.

Ryan Beane

Personally appeared before me, the undersigned Notary Public, the within named Ryan Beane, with whom I am personally acquainted, and being duly sworn, certified the things and matters set out in the with instrument to be true and correct to the best of her knowledge, information and belief, in witness of which she executed the same before me as her free act and deed, this 2 day of February, 2024.

April G. Nichols
State of Tennessee Notary Public
Williamson County

Notary Public
Commission Expires: 7-6-2027