This Instrument Prepared By and Return to:
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212
FILE: W-P-23-340

Karen Johnson
Batch # 1103470
02/22/2024 10:05:49 AM
Fees: $12.00 Taxes: $0.00

Davidson County
AFFIDAVIT
1 pg

20240222-0012133

SCRIVENER'S AFFIDAVIT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Comes now, **Logan Bell**, hereinafter referred to as Affiant, on this 20 day of February, 2024, and after first being duly sworn according to law, does state the following as true and correct to the best of his knowledge, information and belief:

WHEREAS, Affiant, as an employee of Rudy Title and Escrow, LLC recorded a Warranty Deed dated November 28th, 2023 and recorded December 05th, 2023 in **Instrument Number 20231205-0093984,** Register's Office for Davidson County, Tennessee between David James, II, married and Freddie L. Martin, married, (Grantor) and Colton Woytas, an unmarried man, and Katherine Willyerd, an unmarried woman, as joint tenants with right of survivors(h)ip, (Grantee);

WHEREAS, the above mentioned Warranty Deed was recorded containing certain errors in the Map and Parcel number;

WHEREAS, the said incorrect Map and Parcel number referenced 071 08 1E 001.00 as the map and parcel number for Unit No. B on the Plan of 338 Queen Ave Townhomes;

WHEREAS, the correct Map and Parcel reference for Unit No. B on the Plan of 338 Queen Ave Townhomes is 071 08 1E 002.00;

NOW THEREFORE, the correct legal description for the above mentioned Warranty Deed is being corrected to read **071 08 1E 002.00**:

Affiant(s):

Logan Bell

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Witness my hand and official seal, this the 20 day of February, 2024.

My Commission Expires: 11-3-25

Notary Public

JOHN GLEAVES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY