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

Karen Johnson Davidson County
Batch# 1110414 AFFIDAVIT
03/12/2024 03:24:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20240312-0017221

AFFIDAVIT OF SCRIVENER'S ERROR

This Affidavit is being executed for the purpose of correcting the Tax Parcel ID No. on the two Warranty Deed(s) 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 20, 2024, a certain Warranty Deed mentioned above was recorded via Simplifile, an e-recording software for Carter Holmes and Leigh D. Holmes, husband and wife, in Instrument No: 20240220-0011301, with the Register's Office for Davidson County, Tennessee.

3. That on or about January 28, 2020, a certain Warranty Deed mentioned above was recorded via Simplifile, an e-recording software for Bruce James Benzley and Kimberly Benzley, husband and wife, in Instrument No: 20200128-0010295, with the Register's Office for Davidson County, Tennessee.

4. Through inadvertence, the Tax Parcel ID No. is incorrect.

5. The Tax Parcel ID No. should be **091-13-002.00.**

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 14th day of March 2024.

MELANIE BROWN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES MAY 05, 2025

NOTARY PUBLIC
My commission expires: _____

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 12/05/2023.

Affiant Signature

12/05/2023
Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this **05** day of **December**, **2023**.

Notary's Signature

MY COMMISSION EXPIRES: 05/05/2025

NOTARY'S SEAL

