Karen Johnson Davidson County
Batch# 1137768 AFFIDAVIT
05/22/2024 09:15:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20240522-0038031

THIS INSTRUMENT PREPARED BY:
Midtown Title, LLC
1704 Charlotte Avenue #105
Nashville, Tennessee 37203

AFFIDAVIT OF SCRIVENER'S ERROR EXECUTED PURSUANT TO T.C.A. 66-24-101(A) (26)

GRANTOR: Marguerite M. Peterseim, an unmarried woman

GRANTEE: 4366 Chickering Ln RE LLC, a Nevada limited liability company

PROPERTY DESCRIPTION: Land in Davidson County, Tennessee, being all of Lot No. 6, Plan of Resubdivision of Lots 1 thru 9, Chickering Estates, according to survey and plat appearing of record in 2663, pages 86-87; as Resubdivided in Book 2900, page 108, in the Register's Office for Davidson County, Tennessee, to which plat and resubdivision references are hereby made for a more complete and accurate description as to details and location of said lot.

ADDRESS: 4366 Chickering Lane, Nashville, Davidson County, Tennessee 37215

The undersigned, DANIELLE D. JONES states that she is employed by Midtown Title LLC, and makes oath that the following statements are true to the best of her knowledge, information and belief:

1. I recorded a Warranty Deed which conveyed the above-described property from Marguerite M. Peterseim, an unmarried woman ("Grantor") to 4366 Chickering Ln RE LLC, a Nevada limited liability company ("Grantee"). The said Warranty Deed was executed by the Grantor and delivered to the Grantee on May 15, 2023, and then recorded on May 31, 2023, in Instrument No. 20230531-0040996, Register's Office for Davidson County, Tennessee.

2. It has come to my attention that the said Warranty Deed contains a typographical error in that it purports to convey the above-described property to 4366 Chickering Ln RE LLC, a Nevada limited liability company. The reference to "Ln" in 4366 Chickering Ln RE LLC, a Nevada limited liability company is an error as the correct vesting should be 4366 Chickering Lane RE LLC, a Nevada limited liability company.

3. The purpose of this Affidavit is to permanently correct the typographical error in the said Warranty Deed to reflect that the Grantor intended to convey the above-described property to 4366 Chickering Lane RE LLC, a Nevada limited liability company.

4. All other matters contained in said Warranty Deed remain the same.

5. Further Affiant sayeth naught.

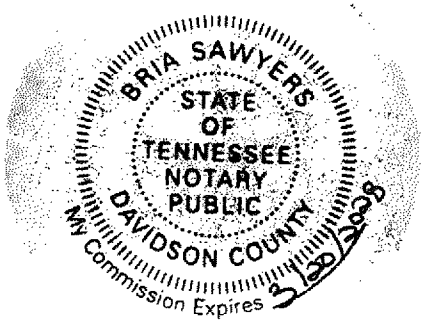
WITNESS MY HAND on this 22nd day of May, 2024.

DANIELLE D. JONES

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared DANIELLE D. JONES with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the foregoing instrument for the purposes there in contained.

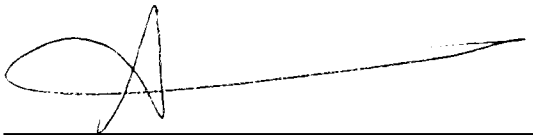
Witness my hand and official seal at Nashville, Tennessee, this 22nd day of May, 2024.



Notary Public
My Commission Expires: 3/20/2028

CERTIFICATE OF AUTHENTICITY

I, Alicia Johnson, do hereby make oath that I am 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 5-22-2024.



Affiant Signature — Date: 5-22-2024

State of Tennessee

County of Williamson

Sworn to and subscribed before me this 5-22-2024.

Notary's Signature

My Commission Expires: 9-21-26



Notary's Seal