Karen Johnson Davidson County
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20240528-0039454

Prepared by:
Ivey Title, LLC
104 Woodmont Boulevard
Woodmont Centre Suite 100
Nashville, Tennessee 37205

AFFIDAVIT OF SCRIVENER'S ERROR

WHEREAS, on June 18, 2019, Jon M. Poston and Kimberly C. Poston, husband and wife, conveyed property to Brian Keyser and Karen Keyser by Warranty Deed of record in Inst. No. 20190618-0058694, Register's Office for Davidson County, Tennessee; and

WHEREAS, the date preprinted on the Warranty Deed was "this 21st day of June, 2019" rather than "this 18th day of June, 2019" as would have been correct; and

WHEREAS, the undersigned Christy W. Ivey personally witnessed the signatures on said Warranty Deed on June 18, 2019, but failed to notice the incorrect date as shown; and

WHEREAS, the document was prepared under the supervision of Christy W. Ivey, an attorney licensed to practice in the State of Tennessee.

NOW THEREFORE, the undersigned Christy W. Ivey, as supervising attorney, and as Notary Public, does hereby certify that the year pre-printed on the Warranty Deed as "this 21st day of June, 2019" was in error and that **any and all references to June 21, 2019 are hereby amended to read "this 18th day of June 2019" and the Warranty Deed of record in Inst. No. 20190618-0058694, is amended to include this information.**

WITNESS my hand this the 28th day of May, 2024.

Christy W. Ivey, Attorney and Notary Public

State of Tennessee
County of Davidson

On May 28, 2024, before me the undersigned authority, personally appeared Christy W. Ivey to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: _____

DEBRA LEIST
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-09-2025

CERTIFICATE OF AUTHENTICITY

I, Christy W. Ivey, do hereby attest and affirm that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

This 28th day of May, 2024.

Attorney or Custodian
For Ivey Title, LLC

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me on 28th day of May, 2024, the undersigned notary public for said State and County, Christy W. Ivey, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Public

My Commission Expires: _____

