Prepared by & Return to:
Providence Title, LLC
25 Century Blvd, Suite 402
Nashville, TN 37214
615-889-8306

Karen Johnson Davidson County
Batch# 1169210 DEEDWARR
08/14/2024 12:21:30 PM 3 pgs
Fees: $18.00 Taxes: $129.50
20240814-0062128

AFFIDAVIT OF SCRIVENER'S ERROR

in

Warranty Deed

STATE OF Tennessee
COUNTY OF Davidson

Comes now, Holly A. Mason, a principal, or employee, of Providence Title, LLC, and avers as follows:

1) That the document containing the error is the Warranty Deed of record in the Register's Office for Davidson County, Tennessee at Instrument Number 20240722-0054921.

2) That the Grantor(s) in said document was Thomas F Siami, Successor Trustee.

3) That the Grantee(s) in said document was Stonegate Acquisitions, LLC and CK Flips 615, LLC.

4) That the date of execution of said document was July 18, 2024.

The real property affected by the said document is municipally known as 6529 Rolling Fork Drive located in the city/town of Nashville, Davidson County, Tennessee and is more particularly described to wit:

Land in Davidson County, Tennessee, being Lot No. 922 on the Plan of West Meade Farms, Inc., Section XI, of record in Book 2331, Pages 102 and 103, Register's Office for said County, and described as follows:

Beginning at a point in the Easterly margin of Rolling Fork Drive at the corner of Lots 921 and 922; thence with the line between said lots Southeasterly 241.6 feet to a point; thence Northwesterly 247.2 feet to the South margin of Baskin Drive; thence with the margin of the same Westerly 186.7 feet to the beginning of a curve; thence around said curve Southwesterly 38.8 feet to the Easterly margin of Rolling Fork Drive; thence with the margin of the same Southwesterly around a slight curve 162 feet to the point of beginning.

For information purposes only: 6529 Rolling Fork Dr., Nashville, TN, 37205

5) That due to scrivener's error or oversight, said document was recorded with the following error: Oath of Consideration was erroneous amount

6) That the above mentioned error is corrected to read as follows, instead:
Taxes previously paid at Instrument #20240722-0054921. Shortage due to error in consideration to be paid is $124.50.

The actual consideration or value, whichever is greater, for this transfer is: $460,000.00.

8) That this Affidavit is made of the undersigned's own personal and factual knowledge and is intended to correct the above-described error.

EXECUTED on the 9 day of August, 2024.

Holly A. Mason

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 9 day of **August, 2024**, before me, the undersigned officer, personally appeared **Holly A. Mason** known to me (or satisfactorily proven) to be the person whose name is subscribed to the within instrument and acknowledged that he/she executed the same for the purposes herein contained.

In witness whereof, I hereunto set my hand and official seal.

Notary Public

My Commission Expires: 9/7/2026

ASHLEE D. PAGE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Certificate of Authenticity

I, Holly A. Mason, 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 August 9 2024.

Affiant Signature

8/9/24
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 9 day of August 2024.

Notary's Signature

(Notary Seal)



My Commission Expires: 9/7/2026