Karen Johnson
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Fees: $12.00 Taxes: $0.00
Davidson County
AFFIDAVIT
1 pg
20240816-0062847

Prepared BY:
Chapman & Rosenthal Title, Inc.
10 Burton Hills Boulevard Suite 130
Nashville, TN 37215
File No. 240648041

AFFIDAVIT OF WILLIAM T. CHAPMAN, IV, ATTORNEY AT LAW

STATE OF TENNESSEE
COUNTY OF DAVIDSON

WHEREAS, on August 1, 2024, William T. Chapman, IV, Attorney at Law, was an employee of Chapman & Rosenthal Title, Inc., and in his capacity with Chapman & Rosenthal Title, Inc., he prepared a Warranty Deed transferring property located at 4511 Shays Hill Road, Nashville, TN 37215 from DSRM, LLC, a Tennessee limited liability company, to Linda B. Howard and Ty E. Howard, wife and husband.

WHEREAS, on August 1st, 2024, William T. Chapman, IV, sent for recording said Warranty Deed but omitted an amendment to the DCCRs in the legal description. The legal description should have read:

> A certain unit located in Davidson County, Tennessee, being known and designated as Unit No. D of 4511 Shys Hill, a Horizontal Property Regime with Private Elements, established pursuant to the Declaration of Covenants, Conditions and Restrictions established 4511 Shys Hill, a Horizontal Property Regime, of record in Instrument Number 20230203-0008080 **and Amendment Recorded in Instrument No. 20240327-0021255**, in the Register's Office for Davidson County, Tennessee, and with said Unit being depicted on Exhibit "B" to said Declaration; together with a percentage interest in the common elements as set forth in said Declaration.

WHEREAS, the aforementioned Warranty Deed was incorrectly recorded in the Register's Office of Davidson County, Tennessee in Instrument No. 20240802-0058846, by scrivener's error, and William T. Chapman, IV, by this sworn affidavit, desires to correct this error by recording this affidavit.

FURTHER AFFIANT SAYETH NAUGHT.

William T. Chapman, IV, Attorney at Law

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority in and for the jurisdiction aforesaid, the within named affiant, William T. Chapman, IV, Attorney at Law, who being by me first duly sworn according to law, states on oath that the statements contained in the above and foregoing instrument as true and correct as therein stated and set forth.

WITNESS my hand and Official Seal at office this 15th day of August, 2024.

RYAN DIECK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-08-2028

NOTARY PUBLIC
My Commission Expires:_____