THIS INSTRUMENT PREPARED BY:
Stewart Title Company
216 Centerview Dr., #360
Brentwood, Tennessee 37027

Karen Johnson Davidson County
Batch# 1171494 AFFIDAVIT
08/16/2024 02:52:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20240816-0063186

SCRIVENER'S AFFIDAVIT

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Comes now Christopher Jackson, who is over eighteen (18) years of age and whose address is 216 Centerview Dr., Suite 360, Brentwood, TN 37027, and would state as follows:

On the 24th day of November, 2003, Stewart Title Company, successor in interest to Services Management Co. of Tennessee, caused the Warranty Deed, ("Deed"), executed by Michael R. Phillips and wife, Audry M. Phillips, to Matthew Curtis, unmarried, to be recorded as Instrument No. 20031201-0172417, Register's Office for Davidson County, Tennessee. Also on the 24th day of November, 2003 Stewart Title Company, successor in interest to Services Management Co. of Tennessee, caused the Deed of Trust executed by Matthew Curtis to be recorded as Instrument No. 20031201-0172418, Register's Office for Davidson County, Tennessee.

The legal description that appears of record in the Warranty Deed as well as the Exhibit A that appears or record in the Deed of Trust, both contain a scrivener's error. This error was unintentional. The correct legal description which should appear in the Warranty Deed and on the Deed of Trust is:

Land in Davidson County, Tennessee, being Lot No. 50 on the Plan of Stacy Square, Section 2, as of record in Plat Book 4175, Page 30, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate description.

This Affidavit is made of my personal knowledge to correct the error above described.

EXECUTED this 16th day of August, 2024.

Christopher Jackson, Affiant

OATH AND ACKNOWLEDGMENT

On this the 16th day of August, 2024, before me, a Notary Public, duly commissioned and qualified, personally appeared Christopher Jackson, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, who executed the foregoing **Scrivener's Affidavit** and who acknowledged that he executed the same as his free act and deed. He also made oath that he has read the foregoing Affidavit and the things and matters contained therein are true. The Affiant did further acknowledge that he executed the within described document for the purpose of correcting the scrivener's error herein described.

IN WITNESS WHEREOF, I have hereunto set my hand and Notarial Seal the day and year above written.

CINDY PERSON
TENNESSEE
NOTARY
PUBLIC
RUTHERFORD COUNTY

Notary Public

My Commission expires: 4-19-2027

CERTIFICATE OF AUTHENTICITY

I, Christopher R. Jackson, 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 8-16-2024.

Affiant Signature

8/16/2024
Date

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Sworn to and subscribed before me this 16 day of August, 2024.

CINDY PERSON
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
(SEAL)

Notary Public

My Commission Expires: 4-19-2027

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