THIS INSTRUMENT PREPARED BY:
Midtown Title, LLC
1704 Charlotte Avenue #105
Nashville, Tennessee 37203
File #: 1-22957-RR

Karen Johnson Davidson County
Batch# 1175938 AFFIDAVIT
08/30/2024 11:47:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20240830-0066979

AFFIDAVIT OF SCRIVENER'S ERROR

EXECUTED PURSUANT TO T.C.A. 66-24-101(A) (27)

The undersigned Jacqueline Sena, who is over eighteen (18) years of age states that she makes oath that the following statements are true to the best of her knowledge, information, and belief.

That Midtown Title, LLC created, and Stewart Title Company Tennessee Division recorded the Warranty Deed whereas Kenneth Johnson, married, (the "Grantor"), bargained and sold unto Kennedy Germany and Carmen Germany, husband and wife (the "Grantees"), that certain tract of land evidenced by Warranty Deed, dated July 17th, 2024, recorded on July 22nd, 2024, in Instrument No. 20240722-0054426, in the Register's Office of Davidson County, Tennessee.

WHEREAS, through inadvertence and mistake, the Grantees' middle names were erroneously omitted from said Warranty Deed. Additionally, one of the Grantees' names was missing the suffix, "Jr.".

NOW THEREFORE, pursuant to T.C.A. 66-24-101(a)(27), I, Jacqueline Sena, in order to correct the name of Grantees, do hereby amend Grantees' names to: Kennedy Wayne Germany Jr. and Carmen Dione Germany, husband and wife.

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

Further Affiant sayeth naught.

WITNESS MY HAND on this August 28th, 2024

By: _____
Jacqueline Sena

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Jacqueline Sena, 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 therein contained.

Witness my hand and official seal at office in Franklin, this August 28th, 2024.

ROZALIND RUTH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

_____
Notary Public
My Commission Expires: 1/4/2027

CERTIFICATE OF AUTHENTICITY

I, John M. Wells, do hereby make oath that I am a licensed attorney and/or 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 30, 2024.

Affiant

Date: 8/30/24

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Sworn and subscribed before me this 30th day of August, 2024.

Notary Public

My Commission Expires: 1/6/25

KATHERINE ANN HEDRICK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY