Karen Johnson Davidson County
Batch# 1181201 AFFIDAVIT
09/12/2024 03:53:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20240912-0070544

Prepared & Presented by:
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Gallatin, TN 37066
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AFFIDAVIT TO CORRECT SCRIVENER'S ERROR

Whereas, Kristopher Thurman and Amy Thurman, husband and wife ("Grantor") executed a Warranty Deed to convey property to Andrew Stone, a single man, ("Grantee") as recorded in Instrument No. 20240814-0062299, Register's Office for Davidson County, Tennessee, and

Whereas, thru inadvertence and mistake, the legal description in the body of the document erroneously omitted reference to an amendment to the Master Deed; and

Whereas, in order to correct the scrivener's error, I, Kem Powell, do certify and affirm that the legal description in the aforementioned deed shall be omitted in its entirety from the body of the document, and the legal description should read as follows:

Land in Davidson County, Tennessee, being Lot no. 63, Unit No. 1302, of Bellevue Commons Townhomes, as established by Master Deed of record in Instrument No. 20000720-0071772, re-recorded in Instrument No. 20000828-0084760, and amendment in Instrument No. 20060824-0104869, said Register's Office, together with an undivided percentage interest in the common elements appurtenant to said Unit, to which reference is hereby made.

Being so stated so as to correct the scrivener's error in the original document.

Witness my hand this 10th day of September, 2024.

Affiant
Name: Kem Powell

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and of said County and State, the within named Kem Powell, the within named Affiant, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who made oath that the statements contained in the foregoing Affidavit are true of Affiant's own knowledge and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seat at Goodlettsville, Tennessee, this 10th day of September, 2024.

Notary Public

My Commission Expires: 1/28/2026

MICHAEL T. MOSER
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

Tennessee Certification of Electronic Document

I, Trudy Milliken, do herby 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 9-10-24 (date of document).

Affiant Signature

9-10-24
Date

State of Tennessee

County of Sumner

Sworn and subscribed before me by Trudy Milliken on this 10th day of September, 2024.

Notary's Signature

My Commission Expires: 3/1/25

Notary's Seal

KIM PERRY
STATE OF TENNESSEE
NOTARY PUBLIC
SUMNER COUNTY

202409120070544