Karen Johnson Davidson County
Batch# 1181445 AFFIDAVIT
09/13/2024 03:24:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20240913-0070943

This Instrument Prepared By:
Metropolitan Escrow, Inc.
217 Pineway Drive
Nashville, TN 37217

SCRIVENER'S AFFIDAVIT

RE: Correction of Legal Description in Warranty Deed from Gilbert L Smith to Michael Justin Willis of record in Instrument Number 20240726-0056771, Register's Office for Davidson County, Tennessee and Correction of Legal Description in Deed of Trust from Michael Justin Willis to Wilson Bank & Trust of record in Instrument Number 20240726-0056772, Register's Office for Davidson County, Tennessee
Map/Parcel #10812016800

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Comes now, Patricia Nicholls, who is an Employee for Metropolitan Escrow, Inc. and whose address is 217 Pineway Drive - Nashville, TN 37217, and would state as follows:

On the 26th day of July, 2024, I was an employee of Metropolitan Escrow, Inc. One of my duties was to assist in the preparation of various documents, including Deeds, Quitclaim Deeds, Deeds of Trust, Assignments of Deed of Trust or other similar conveyances of real estate. In connection with my work, I was called upon, from time to time, to prepare and/or review real estate property documents.

Recorded in Instrument Number 20240726-0056771, in the Register's Office for Davidson County, Tennessee, is a Warranty Deed conveying certain real property that was executed by Gilbert L Smith, married, as GRANTORS, to Michael Justin Willis, an unmarried person, as GRANTEES, and

Recorded in Instrument Number 20240726-0056772, in the Register's Office for Davidson County, Tennessee, is a Deed of Trust conveying certain real property that was executed by Michael Justin Willis, an unmarried person, AS GRANTOR, to Wilson Bank & Trust, as LENDER.

The foregoing instruments contain a scrivener's error in that the Legal Description is incorrect on said Warranty Deed and Deed of Trust. This error was unintentional. The correct and proper legal description which should appear in the Warranty Deed of record in Instrument Number 20240726-0056771, and the Deed of Trust of record in Instrument Number 20240726-0056772, said Register's Office, is as follows:

Land in Davidson County, Tennessee, being Lot No. 48-B, Zone Lot Division Lots 46, 47 and 48, East Lake Subdivision, Section 4, of record in Plat Book 6250, Page 152, amending Plat Book 5200, Page 245, Register's Ofiice for Davidson County, Tennessee to which plat reference is hereby made for a more complete legal description.

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

The undersigned certifies under penalty of perjury that the foregoing is true and correct.

EXECUTED on this 13th day of September, 2024.

(AFFIANT) – Patricia Nicholls

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn and subscribed before me this 13th day of September, 2024, as being executed by Patricia Nicholls.

My commission expires: 2-3-26

Notary Public

ZANA C PETTY
TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, Patricia Nicholls, to me known to be the person described herein with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who executed the foregoing instrument, and acknowledged that he/she executed the same as his/her free act and deed.

Witness my hand and seal at office, this 13th day of September, 2024.

My Commission Expires: 2-3-26

Notary Public

ZANA C PETTY
TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Certification of Recorded Documents

I, Patricia Nicholls, 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 September 13, 2024.

(AFFIANT) – Patricia Nicholls

September 13, 2024
Date

ANITA L. FOSTER
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn and subscribed before me September 13, 2024.

My commission expires: 7/7/27

Notary Public