THIS INSTRUMENT PREPARED BY:
Midtown Title, LLC
1704 Charlotte Avenue #105
Nashville, Tennessee 37203

Karen Johnson Davidson County
Batch# 1185065 AFFIDAVIT
09/23/2024 12:49:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20240923-0073614

AFFIDAVIT OF SCRIVENER'S ERROR EXECUTED PURSUANT TO T.C.A. 66-24-101(A) (26)

GRANTOR: Rebecca Kewley now known as Rebecca Kewley Holladay and husband, William David Holladay

GRANTEE: Warmax Holdings, LP, a Tennessee General Partnership

PROPERTY DESCRIPTION: Land in Davidson County, Tennessee, being Lot No. 63 on the Plan of Southampton, Phase 2, of record in Book 5200, page 595, as amended in Book 6150, page 298, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to Rebecca Kewley, a single woman by Warranty Deed from Commercial Floor Products, LLC, a Tennessee limited liability company, dated June 21, 2013, recorded June 25, 2013, of record in Instrument No. 20130625-0065152, Register's Office for Davidson County, Tennessee.

ADDRESS: 7124 Bay Cove Trail, Nashville, TN 37221

The undersigned, Ashley Pospiech, states that she is employed by Midtown Title LLC, and makes oath that the following statements are true to the best of his knowledge, information and belief:

1. Midtown Title, LLC prepared a Warranty Deed which conveyed the above-described property from Rebecca Kewley now known as Rebecca Kewley Holladay and husband, William David Holladay ("Grantor") to Warmax Holdings, LP, a Tennessee General Partnership ("Grantee"). The said Warranty Deed was executed by the Grantor and delivered to the Grantee on March 4, 2016, and then recorded on March 8, 2016, in Instrument No. 20160308-0022141, Register's Office for Davidson County, Tennessee.
2. It has come to my attention that the said Warranty Deed contains an error in that it purports to convey the above-described property to Warmax Holdings, LP, a Tennessee General Partnership. The reference to Tennessee is an error as the correct vesting should be a Texas General Partnership.

3. The purpose of this Affidavit is to permanently correct the typographical error in the said Warranty Deed to reflect that the Grantor intended to convey the above-described property to Warmax Holdings, LP, a Texas General Partnership.

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

5. Further Affiant sayeth naught.

WITNESS MY HAND on this 20th day of September, 2024.

Ashley Pospiech, as Authorized Agent for
Midtown Title, LLC

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Ashley Pospiech, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she is an Authorized Agent of **Midtown Title, LLC**, the maker, and is authorized by the maker to execute the foregoing instrument for the purposes therein contained.

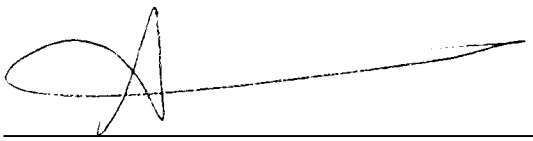
Witness my hand and official seal at Nashville, Tennessee, this 20th day of September, 2024.

Notary Public
My Commission Expires: 3/20/2028

BRIA SAWYERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 3/20/2028

CERTIFICATE OF AUTHENTICITY

I, Alicia Johnson, do hereby make oath that I am 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 **9-20-2024**.



Affiant Signature — **9-20-2024** Date

State of Tennessee

County of Williamson

Sworn to and subscribed before me this **9-20-2024**.

Notary's Signature

My Commission Expires: 9-21-26



Notary's Seal