THIS INSTRUMENT PREPARED BY:
Michael W. Ferrell, Attorney at Law
1000 Pleasant Grove Place, Suite 200
Mt. Juliet, TN 37122

Karen Johnson
Batch # 1205589
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Fees: $12.00 Taxes: $0.00
Davidson County
AFFIDAVIT
2 pgs
20241115-0089155

SCRIVENER'S AFFIDAVIT

STATE OF TENNESSEE)
COUNTY OF WILSON)

Comes now Michael W. Ferrell, Attorney at Law, and after being first duly sworn according to law, makes oath as follows:

1. That I was the Preparer of a Quitclaim Deed from Dora P. Thomas to Dora P. Thomas and Wendy Lenore Eakes, Co-Trustees of the Dora P. Thomas Revocable Trust, of record in Instrument No. 20240710-0051531, Register's Office for Davidson County, Tennessee.

2. That through inadvertence, Exhibit "A", Parcel 2 to the Quitclaim Deed left off an additional Map/Parcel for 921 Rachels Place, Hermitage, Tennessee 37076.

3. That Exhibit "A", Parcel 2, should have also included Map/Parcel: 75-11-148, and is hereby corrected as follows:

PARCEL 2

Land in Davidson County, State of Tennessee, described as follows:
BEING Lot No. 70 & 74 on the Plan of the Revisions of Lots 5, 9, 15,19, 22, 26, 28, 36, 44, 47, 63, 66, 70, 74, 78 and 102, Rachels Square, Section One and Two, as shown by plat of record in Plat Book 6250, Page 538-543 and amended in Book 6231, Page 64 and 66, of the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

Being the same property in which Dora P. Thomas acquired a one-half undivided interest by deed of record in Instrument No. 20071015-0121915, Register's Office for Davidson County, Tennessee and the remaining one-half undivided interest by deed of record in Instrument No. 20240701-0049085, said Register's Office.

Being improved property known as 916 & 918 & 921 & 923 Rachels Place, Hermitage, TN 37076

Map/Parcel: 75-11-148
Map/Parcel: 75-11-152

4. That this Affidavit is given to explain the error and correct the Quitclaim Deed for the benefit of Dora P. Thomas and Wendy Lenore Eakes, Co-Trustees of the Dora P. Thomas Revocable Trust .

Witness my hand and official seal at Mt. Juliet, Tennessee, this the 13th day of November, 2024.

MICHAEL W. FERRELL

Sworn to and subscribed before me this 13th day of November, 2024.

NOTARY PUBLIC

My Commission Expires: 5-22-27



MICHAEL W. FERRELL

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned authority, a Notary Public, in and for said County and State, the within named Michael W. Ferrell with whom I am personally acquainted and who executed the foregoing Affidavit to Correct Scrivener's Error for the purposes therein contained.

NOTARY PUBLIC

My Commission Expires: 5-22-27

