Karen Johnson Davidson County
Batch# 1222286 AFFIDAVIT
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Fees: $12.00 Taxes: $0.00
20241231-0101578

THIS INSTRUMENT PREPARED BY:
LAWYER'S ESCROW SERVICE, INC.
2021 RICHARD JONES ROAD, SUITE 220
NASHVILLE, TN 37215
PHONE: (615) 320-3262

CORRECTING THE FOLLOWING:
WARRANTY DEED INSTRUMENT NO. 20241001-0075895
DEED OF TRUST INSTRUMENT NO. 20241001-0075896
REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE

SCRIVENER'S AFFIDAVIT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Comes now Anthony N. Greco ("Affiant"), and states under oath as follows:

1. I am a Closing Attorney for Lawyer's Escrow Service, Inc., 2021 Richard Jones Road, Suite 220, Nashville, TN 37215. In the above capacity, on or prior to September 25, 2024, there was prepared under my direction and control a Warranty Deed for the sale and transfer of a parcel of real estate that should have been known as 5334 Bellflower Hills, Hermitage, Davidson County, Tennessee 37076 (the "Property" and the "Warranty Deed"), from Beazer Homes, LLC, a Delaware Limited Liability Company ("Grantor") to Prerna Makthal and Krishna Sumanth Timmayapalli, wife and husband ("Grantee"). In the same capacity, there was prepared under my direction and control an Exhibit A to a Deed of Trust that had been prepared by Vanderbilt Mortgage and Finance, Inc. dba Silverton Mortgage from the above-named Grantee, as "Borrower" therein, securing Lender the payment by Borrower of an indebtedness as described therein by a first lien mortgage on the Property (the "Deed of Trust"). The Warranty Deed after execution was recorded in Instrument No. **20241001-0075895** in the Register's Office for Davidson County, Tennessee. The Deed of Trust after execution (which included the above-referenced Exhibit A) was recorded in Instrument No. **20241001-0075896** in said Register's Office.
2. The Warranty Deed and Exhibit A to the Deed of Trust erroneously listed the zip code of the city where the Property is located as "37122" when it should have been listed as "37076". The Deed of Trust in all references to the address of the Property other than in Exhibit A correctly identified the address of the Property as 5334 Bellflower Hills, Hermitage, TN 37076.
3. Accordingly, on page 1 of the Warranty Deed, at the bottom of the page listing the property address, the number "37122" should be deleted from the address and the number "37076" substituted in place thereof such that the correct address of the Property is identified as "5334 Bellflower Hills, Hermitage, TN 37076". On Exhibit A of the Deed of Trust, the same correction should be made below the legal description following "Property known as:" to delete the number "37122" and substitute the number "37076" in place thereof such that Exhibit A correctly identifies the address of the Property as "5334 Bellflower Hills, Hermitage, TN 37076".

Now, therefore, in order to correct the above-referenced Warranty Deed and Exhibit A to Deed of Trust, Affiant does hereby affirm, certify, and confirm that this Affidavit is made of my personal knowledge and that the information contained herein is consistent with the intentions of the parties and does not in any way change or alter the understanding of the parties who executed the documents being corrected.

Executed this 31 day of December, 2024.

Anthony N. Greco, Affiant

OATH AND ACKNOWLEDGMENT

Personally appeared before me the within named Anthony N. Greco, who is personally known to me or proved upon satisfactory evidence, and who made oath that he has read the foregoing Affidavit and that the statements contained therein are true and correct based upon his knowledge, information and belief. The Affiant further acknowledged that he executed the within described document for the purpose of correcting the scrivener's error therein described.

SUBSCRIBED AND SWORN TO before me this 31 day of December, 2024.

My Commission Expires: _____

COLEMAN R DIXON STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON My Commission Expires MAY 8, 2026

Notary Public

Certificate of Authenticity

I, Anthony N. Greco, 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 the 31 day of December, 2024.

Anthony N. Greco, Affiant — 12-31-24 Date

State of Tennessee)
County of Davidson)

Sworn to and subscribed before me this 31 day of December, 2024.

Commission Expires: July 17, 2027

Notary Public

ERNEST D. BENNETT III STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires JULY 17, 2027