Karen Johnson Davidson County
Batch# 1229789 AFFIDAVIT
01/23/2025 12:51:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20250123-0005360

This document prepared by and return to:
Hywater Title, LLC
836 N. Thompson Road, Ste 2B
Murfreesboro, TN 37129

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

SCRIVENER'S AFFIDAVIT

Quit Claim Deed Cross Reference: Instrument No. 20250123-0005287

The undersigned, Kathleen Camp, who is over eighteen (18) years of age and whose address is 836 N. Thompson Lane, Ste 2B, Murfreesboro, TN 37129, being duly sworn, states as follows:

A Quit Claim Deed, of record in Instrument No. 20250123-0005287 in the Register's Office for Davidson County, Tennessee, was executed by Jonathan Alexander Caris, an unmarried man and Jose Guido Zambran, a married man affecting certain property located in Davison County, Tennessee, as more particularly described herein:

Land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 24 on the Plan of Section 3, Jamestown Estates of record in Plat Book 6900, Page 866, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Jonathan Alexander Carias, unmarried and Jo013se Guido Zambrano, Married, by Warranty Deed from Brady Development Group, LLC, a Texas Limited Liability Company, dated August 07, 2020, and recorded August 12, 2020, of record in Instrument No. 20200812-0089998, Register's Office of Davidson County, Tennessee

This property is improved property known as: 3921 Tea Garden Way, Nashville, TN 37013

On said Warranty Deed, the affiant herein inadvertently omitted the last letter of grantor Jose Guido Zambrano in the first paragraph of the deed and incorrectly identified him as Jose Guido Zambran. A true and correct original of the corrected deed is attached hereto.

This Affidavit is made of my personal knowledge for the purpose of correcting the error above described. The undersigned certifies under penalty of perjury that the foregoing is true and correct.

Dated effective as of January 23rd, 2025.

Kathleen Camp

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

On this the 23rd day of January, 2025, before me, a Notary Public, personally appeared Kathleen Camp, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, to be the person who executed the foregoing affidavit and who acknowledged that she executed the same as her free act and deed. She also made oath that she has read the foregoing affidavit and that the things and matters contained therein are true and correct. The affiant did further acknowledge that she executed the within described document for the purpose of correcting the scrivener's error therein described.

IN WITNESS WHEREOF, I have hereunto set my hand and seal on the date first above written.

Notary Public
My commission expires: 11/22/2025

MERISSA L. LEAVER
TENNESSEE
NOTARY
PUBLIC
My Comm Exp.
11/22/2025
COUNTY OF RUTHERFORD

Tennessee Certification of Electronic Document

I, **Jami K. Averwater**, 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 **01/23/2025** (date of document).

Jami K. Averwater

Affiant Signature

01/23/2025

Date

State of **Tennessee**

County of **Rutherford**

Sworn to and subscribed before me this **23rd** day of **January**, 2025.

K Camp

Notary's Signature

MY COMMISSION EXPIRES: 11-28-2026

SEAL

