This Instrument Prepared By:
Stewart Title Company
103 S. Broadway
Portland, TN 37148

Karen Johnson Davidson County
Batch# 1236814 AFFIDAVIT
02/13/2025 11:42:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20250213-0011012

SCRIVENER'S AFFIDAVIT

STATE OF TENNESSEE
COUNTY OF SUMNER

BEFORE ME, the undersigned Notary who is authorized to administer oaths and take testimony in the aforesaid jurisdiction, personally appeared before me, Kayla Adams, on behalf of Stewart Title Company, and who is well known to me and said person swore under oath and stated as follows:

1. That Stewart Title Company, assisted in the preparation of and submitted the following instrument for recording:

   Warranty Deed from Oma Ruth Shannon-Wright, Trustee of the Ralph D. Shannon and Oma Ruth Shannon Revocable Living Trust to New Leaf Investments, LLC, a Tennessee limited liability company, dated August 30, 2024, and filed for record on September 4, 2024, in Instrument No. 20240904-0068032, in the Register's Office for Davidson County, Tennessee

2. Through inadvertence and mistake the legal description contained in the Warranty Deed incorrectly stated that the property was located in Section H of Archwood Acres, when in fact the correct section number for this lot is Two. Therefore, the legal description contained in the Warranty Deed shall now read: "Land in Davidson County, Tennessee, Being Lot No. 14 on the plan of Archwood Acres, Section Two, of record in Plat Book 2331, Page 12, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description".

3. That he/she knows that the correction of this error to the Warranty Deed is consistent with the intention of the parties and does not in any way change or alter the understanding and intentions of the parties who executed said instrument.

4. This affidavit is given with the understanding that it will be relied upon by the title insurance companies, future purchasers and future lenders.

FURTHER AFFIANT SAYS NOT.

IN WITNESS WHEREOF, the Affiant has executed this Affidavit on the 13th day of February, 2025.

Kayla Adams

Kayla Adams

STATE OF TENNESSEE
COUNTY OF SUMNER

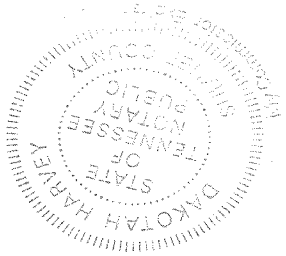
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Kayla Adams, with whom I am personally acquainted and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at Office, this 13th day of February, 2025.

Dakotah Harvey

NOTARY PUBLIC

My Commission Expires: 8/24/27



CERTIFICATE OF AUTHENTICITY

I, DaKotah Harvey do hereby make oath that I am a licensed attorney and/or 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 Feb 13, 2025.

DaKotah Harvey
Affiant
Date: Feb 13, 2025

STATE OF TENNESSEE
COUNTY OF SUMNER

Sworn to and subscribed before me this 13 day of Feb., 2025.

Kayla Adams
Notary Public

My Commission Expires: _____

KAYLA ADAMS
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires 03-28-2028