Instrument prepared by

Advantage Title & Escrow

1321 MURFREESBORO PIKE, STE 823
Nashville, TN 37217
615-777-2011
17158

Karen Johnson
Batch # 1242037
02/28/2025 08 15 27 AM
Fees $12 00 Taxes $0 00

Davidson County
AFFIDAVIT
2 pgs

20250228-0014898

SCRIVENER'S AFFIDAVIT

STATE OF TENNESSEE
COUNT OF DAVIDSON

(Reference to Warranty Deed of record in Instrument No.20240404-0023739, Register's Office for Davidson County, Tennessee.)

I, Victor Hazelwood, President, for Advantage Title and Escrow, Inc., being duly sworn according to law, do hereby make oath that the following statements are true to the best of my information, knowledge and belief:

1. That Advantage Title and Escrow, Inc. prepared a Warranty Deed conveying real property from Lily Rabiei, married, to Robert M Correa and Tinsley Correa, as Co-Trustees of the Correa Living Trust U/A dated December 28, 2015, recorded in Instrument No. 20240404-0023739, Register's Office for Davidson County, Tennessee.

2. THAT WHEREAS, by inadvertence and mistake, the hereinabove said Deed contained scrivener's errors in the spelling of the improved property known as on the Warranty Deed:

   6952 Highway 100 S, Unit 110, Nashville, TN 37221

3 NOW, THEREFORE, for and in consideration of the desire to correct the scrivener's error hereinabove recited, the spelling of the property address on the Warranty Deed should read:

4. 6952 Highway 70 S, Unit 110, Nashville, TN 37221

5. AND FURTHER WHEREAS, by inadvertence and mistake, the hereinabove said Deed contained the following scrivener's errors in the spelling of the Address of New Owner on the Warranty Deed:

   Tinsley Correa and Robert Correa
   6952 Highway 100 S, Unit 110
   Nashville, TN 37221

6. NOW, THEREFORE, for and in consideration of the desire to correct the scrivener's error hereinabove recited, the spelling of the Address of New Owner on the Warranty Deed should read·

   Tinsley Correa and Robert Correa
   6952 Highway 70 S, Unit 110
   Nashville, TN 37221

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

FURTHER, Affiant saith not.

PRESIDENT

By: Victor Hazelwood, President
Advantage Title and Escrow, Inc.

State of Tennessee
County of Davidson
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Victor Hazelwood with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged such person to be the President of Advantage Title and Escrow, Inc., the within named bargainor, a Corporation, and that such President executed the foregoing instrument for the purpose therein contained, by personally signing the name of the Advantage Title and Escrow, Inc., as President.

Witness my hand and official seal at Nashville, TN on this 7th day of February, 2025.

Notary Public, commission expires

