This Instrument Prepared By and Please Return To:
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212
(615) 383-2903

Karen Johnson Davidson County
Batch# 1244063 AFFIDAVIT
03/06/2025 03:06:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20250306-0017067

Maximum Principal Indebtedness for Tennessee tax recording purposes is $0.00.

SCRIVENER'S AFFIDAVIT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Comes now, **Adam H. Jefferson**, hereinafter referred to as Affiant, on this the 6th day of March, 2025, and after first being duly sworn according to law, does state the following as true and correct to the best of his knowledge, information, and belief:

1. That a Warranty Deed weas executed on February 7th, 2025 and recorded on February 12th, 2025 in **Instrument No. 20250212-0010639,** in the **Register's Office for Davidson County, Tennessee** for the property commonly known as **3028 Edwin Circle, Nashville, TN 37207.**

2. That the above-mentioned Warranty Deed was recorded with a typographical error, in that the Oath of Consideration value was incorrectly listed and should have been included as follows:

   $585,000.00

3. This Affidavit is made to correct the error as stated above by showing that it resulted from a scrivener's error and not the intentional acts of the parties, and with the intended effect that the foregoing correction for **3028 Edwin Circle, Nashville, TN 37207** be deemed to have been included in the original Warranty Deed, as intended by the parties.

FURTHER, the Affiant sayeth not.

Adam H. Jefferson, Affiant

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, **Adam H. Jefferson**, the within named Affiant, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 6th day of March, 2025.

NOTARY PUBLIC

My Commission Expires: _____

APRIL N. BENNETT
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on
07/06/2026
DAVIDSON COUNTY

I, Adam H. Jefferson, 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 March 6, 2025 (date of document).

Affiant Signature

Date 3-6-2025

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 6th day of March, 2025.

Notary's Signature

MY COMMISSION EXPIRES:

