This Instrument Prepared By:
Jarod C. Richert
Richert & Dilliha, PLLC
516 S. Main Street
Springfield, Tennessee 37172

Karen Johnson Davidson County
Batch# 1260483 AFFIDAVIT
04/16/2025 10:33:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20250416-0029022

SCRIVENER'S AFFIDAVIT

STATE OF TENNESSEE) SS:
COUNTY OF ROBERTSON)

BEFORE ME, the undersigned authority, personally appeared **JAROD C. RICHERT**, who, first being duly sworn, on oath, deposes and says as follows:

1. I prepared a Quitclaim Deed whereby James R. Webb and wife, Cynthia W. Webb, conveyed certain real estate to James R. Webb and Cynthia W. Webb Revocable Living Trust dated February 5th, 2025, said deed appearing of record in 20250210-0009859, Register's Office for Davidson County, Tennessee (the "Deed").

2. Unit No. F-51 was erroneously included in the description of the property conveyed in the Deed. The Grantors possessed no ownership of Unit No. F-51 at the time the Deed was executed.

3. The legal description in the aforesaid deed recorded in 20250210-0009859, Register's Office for Davidson County, Tennessee is hereby corrected to read as follows:

Apartment Unit No. G-63, of Neely's Bend Condominium created under Title 64, Sections 2701, et. seq., as amended, Tennessee Code Annotated, and as established by a Master Deed of record in Book 5483, page 86, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Units as set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the Plat of Neely's Bend Condominium of record in Book 5200, page 200, said Register's Office, for a more complete identification and description of such Units.

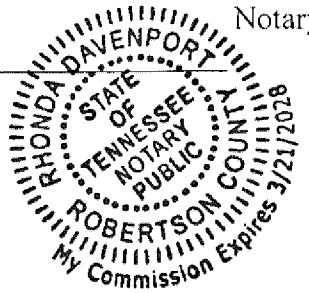
FURTHER AFFIANT SAYETH NOT:

JAROD C. RICHERT

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, **JAROD C. RICHERT**, 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 seal at office this the 16th day of April, 2025.

Rhonda Davenport
Notary Public

My Commission Expires: 

Certificate of Authenticity

I, Gary L. Dillihay, 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 4-16-2025.

Date

Affiant Signature

4-16-2025

Date

STATE OF TENNESSEE

COUNTY OF ROBERTSON

Sworn to and subscribed before me this 16th day of April, 2025.

Notary's Signature

My Commission Expires: _____

Notary's Seal (if on paper)

RHONDA DAVENPORT
STATE OF TENNESSEE
NOTARY PUBLIC
ROBERTSON COUNTY
My Commission Expires 3/21/2028