This Instrument Prepared By:
Music City Title, Inc.
4301 Hillsboro Pike, Suite 110
Nashville, Tennessee 37215

Karen Johnson Davidson County
Batch# 1263399 AFFIDAVIT
04/23/2025 11:10:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20250423-0031145

SCRIVENER'S AFFIDAVIT

Affiant, Ashley Rudy, who is over the age of eighteen (18) years of and whose address is 4301 Hillsboro Pike, Suite 110, Nashville, TN 37215, states as follows:

1. On the 29th day of September, 2021, I prepared the Warranty Deed of record at Instrument No. 20211015-0138638, Register's Office for Davidson County, Tennessee, recorded on October 15, 2021.

2. The Warranty Deed contains a scrivener's error as the last names of the Grantees contained a typographical error. This error was unintentional.

3. The correct names of the Grantees should be reflected as: Anthony Laurian and Fredricka Laurian, husband and wife.

This Affidavit is made of my personal knowledge for the purpose of correcting the error described above.

Dated this 23rd day of April, 2025.

Affiant, Ashley Rudy

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 23rd day of April, 2025, before me personally appeared Ashley Rudy, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that he/she/they executed the same as his/her/their free act and deed.

My Commission Expires: 9-7-2026

BARBARA A. MCGINTY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Notary Public

Certificate of Authenticity

I, Barbara McGinty, 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 April 23, 2025 (date of document).

Affiant Signature

Date April 23, 2025

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Notary's Signature

MY COMMISSION EXPIRES: 2/27/2029

ASHLEY S. RUDY
STATE OF TENNESSEE NOTARY PUBLIC
EXP. 2/27/2029
COUNTY OF SUMNER