This instrument prepared by:
The Row Title & Escrow, LLC
20 Music Square West, Suite 200
Nashville, TN 37203

Karen Johnson Davidson County
Batch# 1278136 AFFIDAVIT
05/27/2025 02:05:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20250527-0041433

AFFIDAVIT OF SCRIVENER'S ERROR

This Affidavit is being executed for the purpose of a correction in the spelling of a Grantee, in the instrument(s) described herein.

Comes now Margaret Philpott, who, having first been duly sworn according to law, deposes and says:

1. That I am the Escrow Officer for The Row Title & Escrow, a title insurance agency and settlement service closing provider located in Nashville, Davidson County, Tennessee.

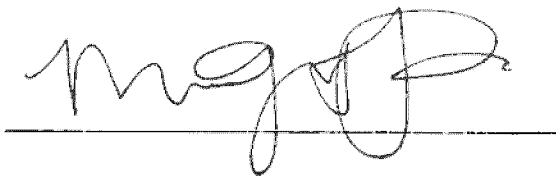
2. That on or about June 8, 2021 a certain Warranty Deed was prepared by and between **MICHAEL PAYLINGS AND ANGEL PAYLINGS** as Grantor to **DANIEL HAL TRAN and AMELIA ANNE LINDSEY**, as Grantee recorded June 11, 2021, in Instrument No: 20210611-0079240, in the Register's Office for Davidson County, Tennessee.

3. Through inadvertence, a typo in the spelling of Daniel Hal Tran occurred, and shall be corrected as follows:

   DANIEL HAI TRAN

4. The affidavit is given to correct the said error on the Warranty Deed.

Further affiant sayeth not.



STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned authority, a Notary Public in and for said county and State, Margaret Philpott, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who did say upon oath that the facts recited in this instrument are true, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 23 day of May 2025.

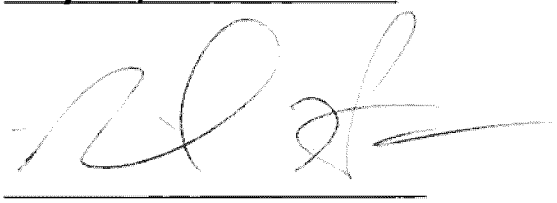
NOTARY PUBLIC

My commission expires: 11.02.2026

CASSANDRA LAHOUTI
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Certificate of Authenticity

I, Nick Harris, 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 **May 23, 2025**.



Affiant Signature

5/23/25

Date

State of Tennessee

County of Williamson

Sworn to and subscribed before me this **23** day of **May**, 20**25**.



Notary's Signature

My Commission Expires: 3/9/27

Date

