Karen Johnson Davidson County
Batch# 1281529 AFFIDAVIT
06/04/2025 03:29:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20250604-0044050

Prepared by and return to:
Summit Title & Escrow, LLC
6000 Poplar Avenue
Suite 225
Memphis, TN 38119

AFFIDAVIT OF SCRIVENER'S ERROR

STATE OF TENNESSEE
COUNTY OF SHELBY

Personally appeared before me, the undersigned officer, in and for said State and County aforesaid, duly authorized to administer oaths, , who is known to me (or proved to me on the basis of satisfactory evidence to be), and who, after being duly sworn, deposed and said that:

I am over eighteen (18) years of age and my address is 6000 Poplar Ave, Suite 225, Memphis TN 38119.

Our office conducted the below described closing conveying the properly municipally known as 412 Cathy Jo Circle, Nashville, TN 37211 in which we prepared a Warranty Deed from Music City Financial, LLC, to TBR SFR Nashille Owner 1, L.P, a Delaware Limited Partnership, dated February 10, 2022, and recorded at Instrument Number 20220309-0027038, in the Register's Office of Davidson County, Tennessee. The subject Warranty Deed contained an inadvertent error in the name of the Grantee. The said Grantee was incorrectly identified as "TBR SFR Nashille Owner 1, L.P., a Delaware Limited Partnership. The correct name of the Grantee is "TBR SFR Nashville Owner 1, L.P., a Delaware Limited Partnership."

This affidavit is made of my personal knowledge to correct the error above described.

Executed this 4th day of June, 2025

Susan P. Davis

Subscribed to and sworn before me this 4th day of June, 2025

Kristen Whitaker
Notary Public

My commission expires: 06/18/2028

KRISTEN WHITAKER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SHELBY
MY COMM. EXPIRES JUNE 18, 2028

STATE OF TENNESSEE
COUNTY OF SHELBY

OATH AND ACKNOWLEDGMENT

On this 4th day of June, 2025, before me, a Notary Public, duly commissioned and qualified, in and for the State and County aforesaid, personally appeared , with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, who executed the foregoing Scrivener's Affidavit and who acknowledged that they executed the same as their free act and deed. They also made oath that they have read the foregoing Affidavit and the things and matters contained therein are true. The Affiant did further acknowledge that they executed the within described document for the purposes of correcting the scrivener's error herein described.

IN WITNESS WHEREOF, I have hereunto set my hand and Notarial Seal the day and year above written.

Kristen Whitaker
Notary Public

My commission expires: 06/18/2028



Tennessee Certification of Electronic Document

I, Susan P. Davis, 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 06/04/2025 (date of document).

Affiant Signature

06/04/2025

Date

State of Tennessee

County of Shelby

Sworn to and subscribed before me this 4 day of June, 2025.

Kristen Whitaker

Notary's Signature

MY COMMISSION EXPIRES: June 18, 2028

NOTARY'S SEAL

