THIS INSTRUMENT PREPARED BY:
Midtown Title, LLC
1704 Charlotte Avenue #105
Nashville, Tennessee 37203

Karen Johnson Davidson County
Batch# 1285278 AFFIDAVIT
06/17/2025 12:12:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20250617-0047556

AFFIDAVIT OF SCRIVENER'S ERROR EXECUTED PURSUANT TO T.C.A. 66-24-101(A) (26)

GRANTOR: Marguerite Jane Suter Becker, as to a one-half (1/2) undivided interest, and Carolyn S. Muller and Joy Putnam Dahl, Trustees under the Carolyn S. Muller Trust dated June 29, 2009, as to a one-half (1/2) undivided interest

GRANTEE: Carolyn Rambo

PROPERTY DESCRIPTION: Land in Davidson County, Tennessee, being all of Lot No. 16, Plat of Section One, Green Hills Subdivision, according to survey and plat of same appearing of record in Book 547, page 128, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

ADDRESS: 1631 S Observatory Drive, Nashville, TN 37215

The undersigned, Ashley Pospiech, states that she is employed by Midtown Title LLC, and makes oath that the following statements are true to the best of his knowledge, information and belief:

1. I recorded a Warranty Deed which conveyed the above-described property from Marguerite Jane Suter Becker, as to a one-half (1/2) undivided interest, and Carolyn S. Muller and Joy Putnam Dahl, Trustees under the Carolyn S. Muller Trust dated June 29, 2009, as to a one-half (1/2) undivided interest
2. ("Grantor") to Carolyn Rambo, unmarried ("Grantee"). The said Warranty Deed was executed by the Grantor and delivered to the Grantee on June 6, 2025, and then recorded on June 6, 2025, in Instrument No. 20250606-0044738, Register's Office for Davidson County, Tennessee.
3. It has come to my attention that the said Warranty Deed contains an error in that it purports to convey the above-described property to Carolyn Rambo, unmarried. The reference to unmarried is an error as the correct vesting should be a married woman.

4. The purpose of this Affidavit is to permanently correct the typographical error in the said Warranty Deed to reflect that the Grantor intended to convey the above-described property to Carolyn Rambo, a married woman.

5. All other matters contained in said Warranty Deed remain the same.

6. Further Affiant sayeth naught.

WITNESS MY HAND on this 17th day of June, 2025.

Ashley Pospiech

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Ashley Pospiech, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the foregoing instrument for the purposes there in contained.

Witness my hand and official seal at Nashville, Tennessee, this 17nd day of June. 2025.

Notary Public
My Commission Expires: 3/20/2028

BRIA SAWYERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 3/20/2028

CERTIFICATE OF AUTHENTICITY

I, Alicia Johnson, do hereby make oath that I am 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 06/17/2025.

Affiant Signature

06/17/2025
Date

State of Tennessee

County of Williamson

Sworn to and subscribed before me this 06/17/2025.

Notary's Signature

My Commission Expires: 9-21-26

Notary's Seal

