This Instrument Prepared By:
Kris Oliver, Attorney
Advance Title Service of Murfreesboro, Inc.
1500 Medical Center Parkway
Murfreesboro, TN 37129

Karen Johnson Davidson County
Batch# 1396261 AFFIDAVIT
03/23/2026 12:11:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20260323-0022911

SCRIVENER'S AFFIDAVIT

STATE OF TENNESSEE)
COUNTY OF RUTHERFORD)

Comes now, Kris Oliver, Attorney of Advance Title of Murfreesboro Inc., , and would state as follows:

Recorded in Instrument Number 20260123-0006056 is a Warranty Deed from Shearer Harris Enterprises, LLC to Jana Petelle and Michael A. Dibiase, wife and husband, of record in the Register's Office for Davidson County, Tennessee.

There is an error in said recorded Warranty Deed in the marital status of the Grantees, Jana Petelle and Michael A. DiBiase in that they are not married. By this instrument, names of the Grantees are reflected to show:

Jana Petelle and Michael A. DiBiase, each unmarried, as joint tenants in common with right of survivorship.

FURTHER AFFIANT SAITH NOT.

EXECUTED this 18 day of March, 2026.

Kris Oliver
Kris Oliver, Affiant

Please Return to:
Magnolia Title & Escrow
1104 Fatherland Street
Nashville, TN 37206

STATE OF TENNESSEE

COUNTY OF RUTHERFORD

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Affiant, **KRIS OLIVER**, 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 OFFICIAL SEAL at office in Murfreesboro, Tennessee, this 18 day of March, 2026.

NOTARY PUBLIC

KAYLA DODD
STATE OF TENNESSEE
NOTARY PUBLIC
COMM. EXP. 04-21-2029
RUTHERFORD COUNTY

4-21-29
My Commission Expires

Certificate of Authenticity

I, Christen Rabe, 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 **March 18, 2026**.

Date

Christen Rabe

Affiant Signature

3/23/26

Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this **23rd** day of **March**, 20**26**.

Notary's Signature

My Commission Expires: 8/24/27

Date

Notary's Seal (if on paper)

KRYSTAL M SCHUSTER
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires 08-24-2027