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

Karen Johnson Davidson County
Batch# 1403303 AFFIDAVIT
04/08/2026 10:29:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20260408-0028300

AFFIDAVIT OF SCRIVENER'S ERROR

This Affidavit is being executed for the purpose of correcting the Grantee's name on the recorded Quitclaim Deed, in the instrument(s) described herein.

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

1. That I am the Attorney 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 March 30, 2026, a certain Quitclaim Deed was prepared by and between Daniel Brian Dwyer and Shon Ann Dwyer, as Grantor to Dwyer Enterprises LLC, a Tennessee limited liability company, as Grantee recorded April 2, 2026, in Instrument No: 20260402-0026511 in the Register's Office for Davidson County, Tennessee.

3. Through inadvertence, the Grantee's name on the recorded Quitclaim Deed was incorrect and shall be corrected as follows:

   Dwyer Enterprises, Limited Liability Company

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

Further affiant sayeth not.

Jennifer Ghanem

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned authority, a Notary Public in and for said county and State, **Jennifer Ghanem**, 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 7 day of April 2026.

NOTARY PUBLIC

My commission expires: _____



Tennessee Certification of Electronic Document

I, Trevor Keller, 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 **4/8/2026** (date of document).

Affiant Signature

4/8/2026

Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this **8** day of **April**, **2026**.

Notary's Signature

MY COMMISSION EXPIRES: 11/2/2026

NOTARY'S SEAL

CASSANDRA LAHOUTI
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY