This Instrument Prepared by:
Premier Escrow, LLC
4301 Hillsboro Pike, Suite 300
Nashville, Tennessee 37215
File No. JW2026-237

Karen Johnson Davidson County
Batch# 1411463 AFFIDAVIT
04/24/2026 01:55:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20260424-0035529

SCRIVENER'S AFFIDAVIT

Comes now Kevin Montgomery, Attorney, of Nashville, Tennessee, and states on oath:

1. That I or a member of my staff prepared a Warranty Deed recorded on April 20, 2026, of record in Instrument No. 20260420-0031975, Register's Office for Davidson County, Tennessee. Golden Gate Ventures, LLC, a Tennessee Limited Liability Company, was the Grantor and Felix Oliver Berglund and Greta Amalia Berglund, husband and wife, were the Grantees.

2. That through inadvertence the middle name of one of the Grantees was incorrect as recorded.

3. The correct name of the Grantees should read as Felix Olivier Berglund and Greta Amalia Berglund, husband and wife.

4. That this Affidavit is given to correct any defect in title by reason of the aforesaid defective instrument.

Further, the Affiant sayeth naught.

Dated this 24th day of April, 2026.

Kevin Montgomery, Attorney

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Kevin Montgomery, the bargainor, 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 this 24th day of April, 2026.

Notary Public

My Commission Expires:

PAMELA B. MATHENEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

NOTARY PUBLIC
Pamela B. Matheney
My Commission Expires
August 30, 2028
STATE OF TENNESSEE

Certificate of Authenticity

I, Pamela B Mahoney, 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 4/24/26.

Date

Pamela B Mahoney

Affiant Signature

4/24/26

Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 24th day of April, 2026.

Michelle Osborne

Notary's Signature

My Commission Expires: 3/5/2029

Date

Notary's Seal (if on paper)

MICHELLE OSBORNE
STATE OF TENNESSEE NOTARY PUBLIC
MACON COUNTY
My Commission Expires 3/5/2029