**SCRIVENER'S AFFIDAVIT OF RECORDED WARRANTY DEED**

*(Recorded in Instrument No. 20240930-0075523)*

Karen Johnson Davidson County
Batch# 1426300 AFFIDAVIT
05/28/2026 09:02:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20260528-0048302

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Comes now Concord Title, by and through its authorized agent, and after being duly sworn, states as follows:

1. That Concord Title prepared and executed a certain Warranty Deed in which Nashville Metro Holdings, LLC was identified as the Grantor, and Lisa Klein and Penfam Holdings, Inc. were identified as the Grantees;
2. That said Warranty Deed was recorded in the Register of Deeds Office for Davidson County, Tennessee, as Instrument No. 20240930-0075523 on September 30, 2024;
3. That the recorded Warranty Deed contains clerical and scrivener's errors, including an incorrect entity designation, incorrect recording information, and an incorrect postal code;
4. That the Warranty Deed incorrectly states "Penfam Holdings, Inc." as a Grantee;
5. That the Warranty Deed should correctly state "Penfam Holdings, LLC" as the Grantee;
6. That the Warranty Deed incorrectly references Instrument No. 20240930-0075381 for recording purposes;
7. That the correct Instrument No. should be 20240930-0075384;
8. That postal code listed in the address on the Warranty Deed was incorrectly stated as 37027;
9. That the correct postal code should be 37207;
10. That this Affidavit is made for the purpose of correcting and clarifying the foregoing errors in the recorded Warranty Deed and to assist the present owner, as well as future owners, lenders, title examiners, and title insurers in relying upon the corrected information.

This instrument prepared by and return to:
Concord Title
3000 Meridian Blvd, Suite 140
Franklin, TN 37067

FURTHER AFFIANT SAITH NOT.

Concord Title

By: _____

Its: Attorney

Witness my hand this 28th day of May, 2026.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

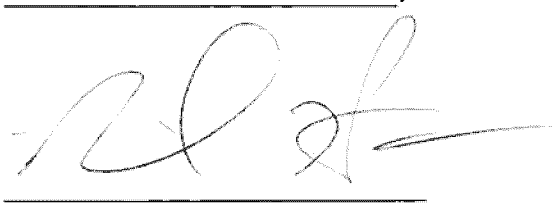
Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Nick Harris, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed within instrument for the purposes therein contained; and who further acknowledged that he is the Attorney of Concord Title and that he is authorized by Concord Title to execute this instrument on its behalf by her/himself as such Attorney.

_____
Notary Public
My commission expires: 3/9/27

T. P. BOSHEARS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

## Certificate of Authenticity

I, Nick Harris, 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 **May 28, 2026**.



Affiant Signature

**5/28/26**

Date

State of Tennessee

County of Williamson

Sworn to and subscribed before me this **28th** day of **May**, 20**26**.



Notary's Signature

My Commission Expires: 3/9/27

Date

