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

Karen Johnson Davidson County
Batch# 1428275 AFFIDAVIT
06/05/2026 12:30:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20260605-0050956

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

The undersigned Kirsten Virden, who is over eighteen (18) years of age states that she makes oath that the following statements are true to the best of her knowledge, information and belief.

That Midtown Title, LLC prepared the Warranty Deed between Anne E. Sargeant, a single woman (as "Grantor"), and Thomas Francis Delaney V and Kelsey DeBoer Delaney, husband and wife (as "Grantee"), dated May 9, 2019, filed of record on May 21, 2019, in Instrument No. 20190521-0047725, Register's Office for Davidson County, Tennessee.

WHEREAS, through inadvertence and mistake, the legal description contained in the Warranty Deed erroneously referenced the Plat Book incorrectly.

NOW THEREFORE, pursuant to T.C.A. 66-24-101(a)(26), I, Kirsten Virden do hereby amend the legal description as stated on the aforementioned Warranty Deed as follows:

Land in Davidson County, Tennessee, being the Easterly part of Lot No. 8 on the Plan of Subdivision of Robert E Powers' Land of record in Plat Book 421, Page 56, in Register's Office for said County.

Said part of said No. 8 fronts 50 feet on the Westerly side of Powers Avenue and runs back between line, 100.5 feet on the Notherly line and 111.5 feet on the Southerly line, to a dead line in the rear measuring 52 feet more or less thereon.

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

Further Affiant sayeth naught.

WITNESS MY HAND on this 4th day of June, 2026

By: Kirsten Virden
Kirsten Virden

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Kirsten Virden, the within named bargainor(s), 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 therein contained.

Witness my hand and official seal at Nashville, Tennessee, this the 4th day of June, 2026.

RACHEL MARIE COLLINS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF CHEATHAM

Rachel Marie Collins
Notary Public
My Commission Expires: 3-21-2028

I, Kirsten Virden, 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 06/04/2026 (date of document).

Kirsten Virden

Affiant Signature

Date: 06/04/2026

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 04 day of June, 2026.

Rachel Marie Collins

Notary's Signature

MY COMMISSION EXPIRES: 3-21-2028

Notary's Seal (if on paper)

RACHEL MARIE COLLINS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF CHEATHAM