Karen Johnson Davidson County
Batch# 1465395 AFFIDAVIT
08/31/2026 11:04:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20260831-0080391

Prepared By / Please Return To:
Mark B. Leedom, Esq.
Signature Title Services, LLC
1517 Hunt Club Blvd.
Gallatin, TN 37066

SCRIVENER'S AFFIDAVIT

(In Reference to Warranty Deed of record in Instrument No. 20260803-0070994, Register's Office for Davidson County, Tennessee)

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Comes Linzie Hahn, Affiant herein who, after being first duly sworn according to law, deposes and states upon the basis of his personal knowledge as follows:

1.) **That I am an employee of Signature Title Services, LLC.**

2.) **That in the course of my employment, I caused to be prepared and recorded a certain Warranty Deed dated July 23, 2026, conveying certain real property commonly known as 1703 Greenwood Avenue, Nashville, TN 37206, from Alyssa C. Spyridon, an unmarried woman, to 1703 Greenwood Avenue LLL (sic), a Tennessee limited liability company, the same being of record in Instrument No. 20260803-0070994, Register's Office for Davidson County, Tennessee.**

3.) **That by mistake and inadvertence, the above-referenced deed incorrectly names 1703 Greenwood Avenue LLL, a Tennessee limited liability company, as the Grantee therein.**

4.) **That the correct and proper name of the Grantee as the same should have originally appeared on said Warranty Deed, and as the parties thereto intended, is as follows: 1703 Greenwood Avenue, LLC, a Tennessee limited liability company.**

Linzie Hahn

Sworn to and subscribed before me this 25th **day of August, 2026.**

My Commission Expires: -

Notary Public

DANIELLE WATSON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMM. EXPIRES MAY 29, 2030

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, within named Linzie Hahn, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and seal, this 25th **day of August, 2026.**

My Commission Expires: -

Notary Public

DANIELLE WATSON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMM. EXPIRES MAY 29, 2030

Certificate of Authenticity

I, Danielle Watson, 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 8/25/26.

Date

Danielle Watson

Affiant Signature

8/25/26

Date

State of TN

County of Williamson

Sworn to and subscribed before me this 25th day of August, 2026

L Hahn

Notary's Signature

My Commission Expires: _____

Notary's Seal (if on paper)

LINZIE HAHN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 06-05-2029