Karen Johnson Davidson County
Batch# 1468673 AFFIDAVIT
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Fees: $17.00 Taxes: $0.00
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This document prepared by and return to:
Hywater Title, LLC
412 South College St
Smithville TN 37166

STATE OF TENNESSEE)
COUNTY OF DEKALB)

SCRIVENER'S AFFIDAVIT

The undersigned, Jade Richardson, who is over eighteen (18) years of age and whose address is 412 South College St Smithville TN 37166, being duly sworn, states as follows:

A Warranty Deed, dated May 4, 2021 of record as Instrument No. 20210506 0060949 in the Register's Office for Davidson County, Tennessee, was executed by **Michael Elliott Hallum**, married, as grantor, conveying to **Madison Marie Perry,** unmarried, as grantee, certain property located in Davidson County, Tennessee, as more particularly described herein:

Unit No. 1 together with common areas, as established by Declaration of Covenants, Conditions, and Restrictions for 1510 Riverside Drive Homes, a Horizontal Property Regime with Private Elements of record in Instrument No. 20181001-0096897, and being shown on Plat attached thereto as Exhibit "B" to the Amendment to the Declaration of Covenants. Conditions and Restrictions, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being a portion of the same property conveyed to Michael Elliott Hallum by Warranty Deed dated 03/31/2017 and recorded on 09/15/2017 in Instrument No. 20170915-0094677, Register's Office for Davidson County, Tennessee. Said property has not been the marital residence of the grantor or his spouse.

In said deed, the property address was identified as 1510 Riverside Drive, Unit 1, Nashville, TN 37206. The correct address is 1508 Riverside Drive, Unit 1, Nashville, TN 37206. This is a scrivener's error and was made unintentionally. In the legal description of said deed, the Instrument Number for the Amendment to the Declaration of Covenants, Conditions and Restrictions remains correct. This affidavit is given to clarify the name ascribed to the Declaration; said Declaration is properly referenced as the Declaration of Covenants, Conditions, and Restrictions for 1508 Riverside Drive Homes, a Horizontal Property Regime with Private Elements, of record in Instrument No. 20171213-0126963, Register's Office for Davidson County, Tennessee, as amended by Amendment to the Declaration of Covenants, Conditions and Restrictions, of record in Instrument No. 20181001-0096897, said Register's Office.

This Affidavit is made of my personal knowledge for the purpose of correcting the error above described. The undersigned certifies under penalty of perjury that the foregoing is true and correct.

Dated effective as of September 3rd, 2026.

Jade Richardson
(Affiant)

STATE OF TENNESSEE

COUNTY OF DEKALB

On this the 3rd day of September, 2026, before me, a Notary Public, personally appeared Jade Richardson, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, to be the person who executed the foregoing affidavit and who acknowledged that she executed the same as her free act and deed. She also made oath that she has read the foregoing affidavit and that the things and matters contained therein are true and correct. The affiant did further acknowledge that she executed the within described document for the purpose of correcting the scrivener's error therein described.

IN WITNESS WHEREOF, I have hereunto set my hand and seal on the date first above written.

Melody Carr
Notary Public
My commission expires: 6-17-29

MELODY CARR
TENNESSEE
NOTARY
PUBLIC
My Comm Exp.
06/17/2029
COUNTY OF DEKALB

Sworn to and subscribed before me this 3rd day of Sept, 2026.

MELODY CARR
TENNESSEE
NOTARY
PUBLIC
My Comm Exp.
06/17/2029
COUNTY OF DEKALB

Melody Carr
Notary Public
My commission expires: 6-17-29

Tennessee Certification of Electronic Document

I, **Jami K. Averwater**, 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 **09/03/2026** (date of document).

Jami K Averwater

Affiant Signature

09/03/2026

Date

State of Tennessee

County of Rutherford

Sworn to and subscribed before me this **3rd** day of **September**, 2026.

Melody Carr

Notary's Signature

MY COMMISSION EXPIRES: 6-17-2029

