Karen Johnson Davidson County
Batch # 1477311 AFFIDAVIT
09/24/2026 04:04:07 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20260924-0088881

This instrument prepared by:
Monte D. Watkins
Neal & Harwell, PLC
1201 Demonbreun Street, Suite 1000
Nashville, TN 37203

After recording return to:
Commerce Title & Escrow
101 Lea Ave
Nashville, TN 37210

*FILE RES-26-3319*

# AFFIDAVIT IN FURTHERANCE OF TITLE

The undersigned party, hereinafter referred to as Affiant, being first duly sworn, makes oath as follows:

1. My name is Monte D. Watkins. I am an attorney with the law firm of Neal & Harwell, PLC, with a business address of 1201 Demonbreun Street, Suite 1000, Nashville, Tennessee 37203.

2. I am over eighteen (18) years of age.

3. I prepared two Quitclaim Deeds on or about January 31, 2025, for a consideration amount of $0.00. Said Quitclaim Deeds were placed of record at Instrument Nos. 20250131-0007599 and 20250131-0007600, Register's Office of Davidson County, Tennessee. Instrument No. 20250131-0007599 conveyed and quitclaimed the real property described therein from Herbert L. Clark and wife, Rosa M. Clark, as Grantors, unto Herbert L. Clark and wife, Rosa M. Clark, Trustees of the Fourth Generation Trust, as Grantees. Instrument No. 20250131-0007600 conveyed and quitclaimed the real property described therein from Herbert L. Clark and wife, Rosa M. Clark, as Grantors, unto Herbert L. Clark and wife, Rosa M. Clark, Trustees of the Fourth Generation Trust, as Grantees. That the recordings inadvertently contained the incorrect second pages, true and correct copies of the correct second pages being attached hereto.

4. In addition, by typographical error, the date of the Trust Agreement was inadvertently omitted from the granting clause of each of the above-referenced Quitclaim Deeds, each of which recites the Grantees as "Trustees of the Fourth Generation Trust dated January ____, 2025," with the date left blank. The Fourth Generation Trust is in fact dated January 31, 2025, and the full and correct name of the Grantees in each of the above-referenced Quitclaim Deeds is, and was intended to be, as follows: Herbert L. Clark and wife, Rosa M. Clark, Trustees of the Fourth Generation Trust dated January 31, 2025.

FURTHER AFFIANT SAYETH NOT.

Monte D Wat
AFFIANT

SUBSCRIBED AND SWORN TO before me this 22 day of September, 2026.

(seal)

J. KAYE CLARK
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 09/05/2028
DAVIDSON COUNTY

NOTARY PUBLIC

My Commission Expires: 9-5-2028

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 Monte D. Watkins, 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 as their free act and deed.

Witness my hand and official seal at office this the 22 day of September, 2026.

NOTARY PUBLIC

My Commission Expires: 9-5-2028

J. KAYE CLARK
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 09/05/2028
DAVIDSON COUNTY

True and correct second page for Instrument No. 20250131-0007599

easterly direction 100 feet to a point; Thence in a southwesterly direction 70 feet to a point; Thence , in a northwesterly direction 100 feet to a point; Thence in a northeasterly direction 58 feet , more or less to the point of beginning.

Being the same property conveyed to Herbert L. Clark and wife Rosa M. Clark, by deed from Anne J. Hazelwood, also of record in Book 10482, Page 297, said Register's Office.

This is improved property known as 3319 John Mallette Dr.., Nashville, TN 37218 (formerly known as 3319 North Hydes Ferry Rd., Nashville, TN 37218).

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

Witness my hand this 31st day of January, 2025.

Herbert L. Clark

Rosa M. Clark

**STATE OF TENNESSEE** )
)
**COUNTY OF DAVIDSON** )

Before me, Mary Nguyen, a Notary Public in and for the County and State aforesaid, personally appeared Herbert L Clark and wife Rosa M. Clark, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they, executed the foregoing instrument for the purposes therein contained.

**WITNESS** my hand and seal, at my office in Nashville, Tennessee, this the 31st day of January, 2024.

True and correct second page for Instrumnet No. 20250131-0007600

Witness our hands this 31 day of January, 2025

Herbert L. Clark

Rosa M. Clark

**STATE OF TENNESSEE** )
)
**COUNTY OF DAVIDSON** )

Before me, Ngan Nguyen, a Notary Public in and for the County and State aforesaid, personally appeared Herbert L. Clark and wife, Rosa M. Clark, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they, executed the foregoing instrument for the purposes therein contained.

**WITNESS** my hand and seal, at my office in Nashville, Tennessee, this the 31st day of January, 2025.

Notary Public

My Commission Expires 10-04-2027

NGAN NGUYEN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 10-04-2027

**STATE OF TENNESSEE** )
)
**COUNTY OF DAVIDSON** )

The actual consideration or value, whichever is greater, for this transfer is $0 00.