

STATE OF ALABAMA

SHELBY COUNTY

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SCRIVENER'S AFFIDAVIT

Index Reverse and Direct:

Salser Family Limited Partnership

Norma L. Salser

The Frank and Fred Friedman Family Foundation

Frank and Fred Friedman Family Foundation, Inc.

Andre Ramon Hanson

Melanie Nicole Hanson

Before me, the undersigned authority, a Notary Public in and for said County in said State, personally appeared RODNEY SHIFLETT, whose name is signed to this Affidavit and who is known to me, and who being first duly sworn deposes and says as follows:

That my name is Rodney Shiflett and I am a surveyor at Rodney Shiflett Surveying, Al. Reg. No. #21784, Post Office Box 204, Columbiana, Alabama 35051. On April 7, 2003, I surveyed property owned by Salser Family Limited Partnership. My survey divided the property as described in Instrument #1997-28471 into two parcels, the northern parcel being 16.82 acres and the southern parcel being 19.88 acres. The northern parcel was conveyed from Salser Family Limited Partnership to Norma L. Salser on January 17, 2006, as shown by that deed filed on May 24, 2007 in Instrument 20070524000242400, with the Judge of Probate of Shelby County, Alabama. The last call in the description shown as "thence N 89°36'37" E a distance of 1211.03' to the Point of Beginning" is



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erroneous and should correctly be described as “thence N 88°52’25” E a distance of 1312.99’ to the Point of Beginning”.

On April 26, 2007, Norma L. Salter conveyed the property to Frank and Fred Friedman Family Foundation, Inc., as shown by that deed filed on May 24, 2007 with the Judge of Probate of Shelby County, Alabama, in Instrument No. 20070524000242410. This deed contained the same erroneous last call.

On August 18, 2017, The Frank and Fred Friedman Family Foundation, a domestic non-profit corporation, also known as Frank and Fred Friedman Family Foundation, Inc., conveyed the property to Andre Ramon Hanson and wife, Melanie Nicole Hanson, as shown by that deed filed on August 21, 2017 with the Judge of Probate of Shelby County, Alabama, in Instrument No. 20170821000302760. This deed contained the same erroneous last call.

Due to the fact that Norma L. Salser is now deceased, I am filing this affidavit to state that the deeds filed in Instrument No. 20070624000242400, Instrument No. 20070524000242410 and Instrument No. 20170821000302760 all contain the same erroneously last call and the description in each deed should correctly read as follows:

Commence at the NE corner of the NE ¼ of the SW ¼ of Section 1, Township 20 South, Range 1 West, Shelby County, Alabama; thence North 0 degrees 17 minutes 31 seconds West along the East line of said ¼ - ¼ section a distance of 120.00 feet to the point of beginning; thence North 88 degrees 19 minutes 3 seconds East a distance of 64.41 feet to the westerly right of way of Shelby County Hwy. 447 and a point on a curve to the left having a central angle of 08 degrees 06 minutes 37 seconds and a radius of 663.47 feet, said curve subtended by a chord bearing South 7 degrees 38 minutes 36 seconds West and a chord distance of 93.84 feet; thence along the arc of said curve and along said right



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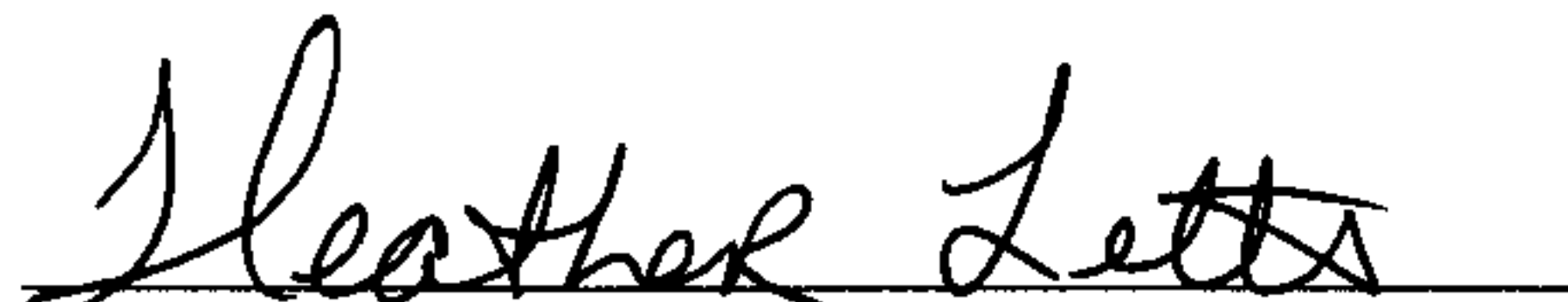
of way a distance of 93.91 feet; thence South 3 degrees 35 minutes 17 seconds West along said right of way a distance of 217.22 feet to a point on a curve to the left having a central angle of 00 degrees 45 minutes 03 seconds and a radius of 1560.24 feet; thence along the arc of said curve and along said right of way a distance of 20.44 feet; thence South 74 degrees 48 minutes 7 seconds West and leaving said right of way a distance of 284.55 feet; thence South 60 degrees 30 minutes 28 seconds West a distance of 558.71 feet; thence North 84 degrees 40 minutes 44 seconds West a distance of 590.66 feet; thence North 0 degrees 4 minutes 59 seconds West a distance of 597.38 feet; thence North 88 degrees 52 minutes 25 seconds East a distance of 1312.99 feet to the point of beginning. Said parcel of land contains 16.82 acres, more or less.

IN WITNESS WHEREOF, I have hereunto set my hand and seal on this the

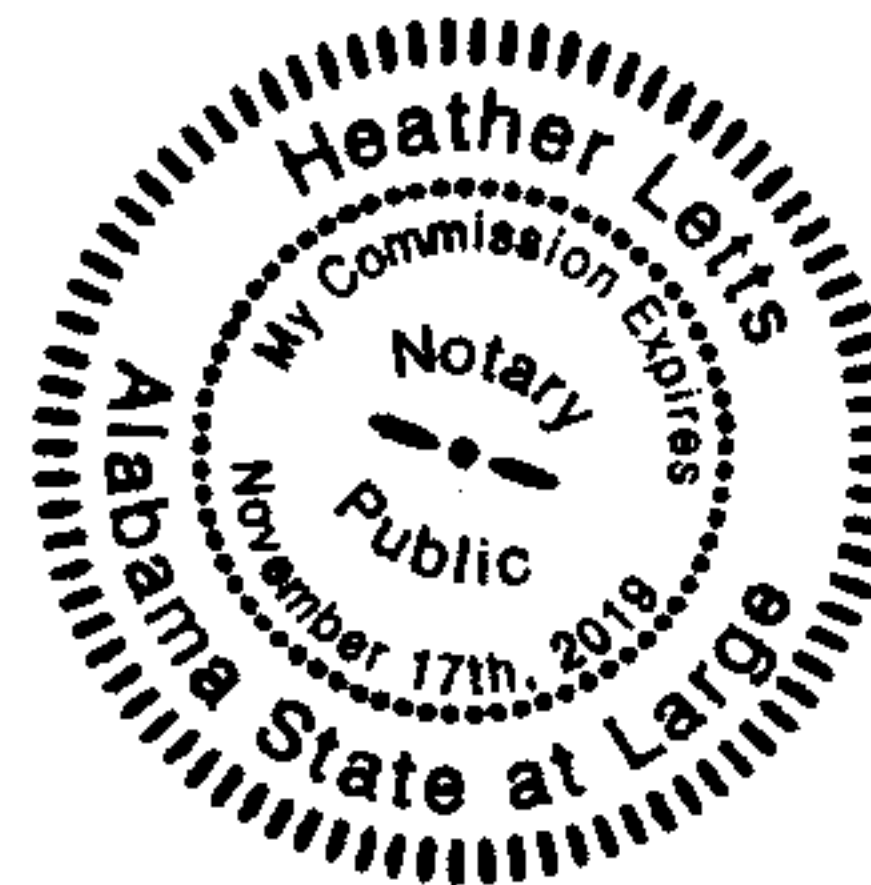
10 day of November, 2017.



Rodney Shiflett

Sworn and subscribed to before me on this the 10 day of November, 2017.


Notary Public

Prepared by:
Proctor & Vaughn, LLC
Post Office Box 2129
Sylacauga, Alabama 35150
File: 45.3612




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