

STATE OF ALABAMA)

JEFFERSON COUNTY)

95
SCRIVENER'S AFFIDAVIT

I, Margaret McRee, as an employee of J. Dan Taylor, was the scrivener of a mortgage made and entered into on January 4, 1989 and filed for record on January 17, 1989 in the Probate Office of Shelby County, Alabama in Real Volume 222, page 523 by and between Barry A. Ryan and wife, Donna F. Ryan (Mortgagors) and Altus Mortgage Corp. (Mortgagee).

The legal description on the aforementioned mortgage was incorrect due to a Scrivener's error and should read as follows:

Begin at the SE corner of Second Avenue and Third Street in the Town of Helena, Shelby County, Alabama, and run South along the East side of Third Street 175 feet; thence East 268 feet to the West edge of Branch Alley; thence North along the West side of Branch Alley 175 feet to the SW corner of Branch Alley and Second Avenue; thence West along the South side of Second Avenue 297 feet to point of beginning, situated and being in the NW 1/4 of SW 1/4 of Section 15, Township 20, Range 3 West, and being Lots 1, 2, 3 and the North 1/2 of Lot 4, Block 9, of the Town of Helena, Alabama.

Less and except the following:

BOOK 240 PAGE 354
A portion of that certain property conveyed to Helena Baptist Church, a corporation, by H.D. Ruffin and wife, Grace Ruffin, the portion being hereby conveyed being more particularly described as follows: Commence at the SE corner of Second Avenue and Third Street in the Town of Helena, Shelby County, Alabama, and run thence South along the East line of Third Street 175 feet to a point; thence run East 250 feet to point of beginning of the property herein conveyed; thence continue East 18 feet to the West edge of Branch Alley; thence run North along the West side of Branch Alley 175 feet to the SW corner of Branch Alley and Second Avenue; thence run West along the South side of Second Avenue a distance of 47 feet to a point, which is 250 feet from the point of commencement; thence turn to the left and run South 175 feet to the point of beginning; being situated in Shelby County, Alabama. All being situated in Shelby County, Alabama.

Mineral and mining rights excepted.

Date: February 1, 1989

Margaret McRee
I CERTIFY Margaret McRee
SCRIVENER WAS TRUE

STATE OF ALABAMA)
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89 JUN -1 PM 4:16

Rec'd 2.50
Ind. 2.00
4.50

This is to certify that Margaret McRee, whose name is signed to the foregoing and who is known to me, did sign same on the date the same bears date and declares it to be true and correct to the best of his information, knowledge and belief.

Sworn to and subscribed before me this the 1st day of February, 1989.

My Commission Expires:

August 25, 1990

[Signature]
Notary Public