


Prepared by/Return to:
Linear Title and Closing, Ltd.
127 John Clarke Road
Middletown, RI 02842


20130228000084860 1/2 \$15.00
Shelby Cnty Judge of Probate, AL
02/28/2013 01:44:50 PM FILED/CERT

Note to Clerk
Please index under:

Grantor:
Cecelia Elaine Ebert, an unmarried woman

Grantee:
Mortgage Electronic Registration Systems Inc. as
Nominee for Acopia, LLC

Please Cross-Reference:
Mortgage; recorded 10/01/2012 as document #
20121004000380290

Property of:
Cecelia Elaine Ebert
303 North Main Street
Columbiana, AL 35051

ACP-SC-172320

County of Shelby
State of Alabama

AFFIDAVIT RELATING TO LAND
Scrivener's Affidavit

Personally appeared before me, the undersigned attesting authority duly authorized by law to administer oaths, the undersigned affiant, who, being first duly sworn, deposes and upon oath says that this affidavit relates to the property of the owner designated in the caption hereof as the same is described fully, to-wit:

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF SHELBY STATE OF ALABAMA, AND IS DESCRIBED AS FOLLOWS:

A LOT IN TOWN OF COLUMBIANA, ALABAMA, IN THE NE1/4 OF NE1/4 OF SECTION 26, TOWNSHIP 21 SOUTH, RANGE 1 WEST DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE EAST SIDE OF MAIN STREET WHICH POINT IS 140 FEET SOUTH OF THE NORTH LINE OF THE NE1/4 OF NE1/4 OF SECTION 26 AND RUN EAST PARALLEL WITH THE NORTH LINE OF SAID FORTY TO A DRAINAGE DITCH; THENCE IN A SOUTH-WESTERLY DIRECTION ALONG SAID DITCH TO THE NORTH LINE OF LUCY JONES LOT; THENCE IN A WESTERLY DIRECTION ALONG THE NORTH LINE OF LUCY JONES LOT TO THE EAST MARGIN OF MAIN STREET; THENCE RUN NORTH ALONG THE EAST LINE OF MAIN STREET 80 FEET TO POINT OF BEGINNING.

PARCEL ID #21-7-26-1-101-002-000

THIS BEING THE SAME PROPERTY CONVEYED TO CHARLES C. EBERT AND WIFE, CECELIA ELAINE EBERT, FOR AND DURING THEIR JOINT LIVES AND UPON THE DEATH OF EITHER OF THEM, THE TO THE SURVIVOR OF THEM IN FEE SIMPLE FROM DOUGLAS RASCO AND WIFE, DORIS RASCO IN A DEED DATED AUGUST 5, 1975 AND RECORDED AUGUST 6, 1975 IN BOOK 293 PAGE 801.

CHARLES C. EBERT LEFT THIS LIFE ON OCTOBER 23, 2004 IN THE TOWN OF ALABASTER, AL. TITLE NOW SOLELY IN CECELIA ELAINE EBERT.



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Deponent makes the following statement under oath as being relevant and material to the ownership of said property:

That the undersigned acted as scrivener for the Mortgage in connection with the land referenced above, that the undersigned has reviewed the file with respect to the said transaction, and that in connection with the said transaction the undersigned prepared the Mortgage.

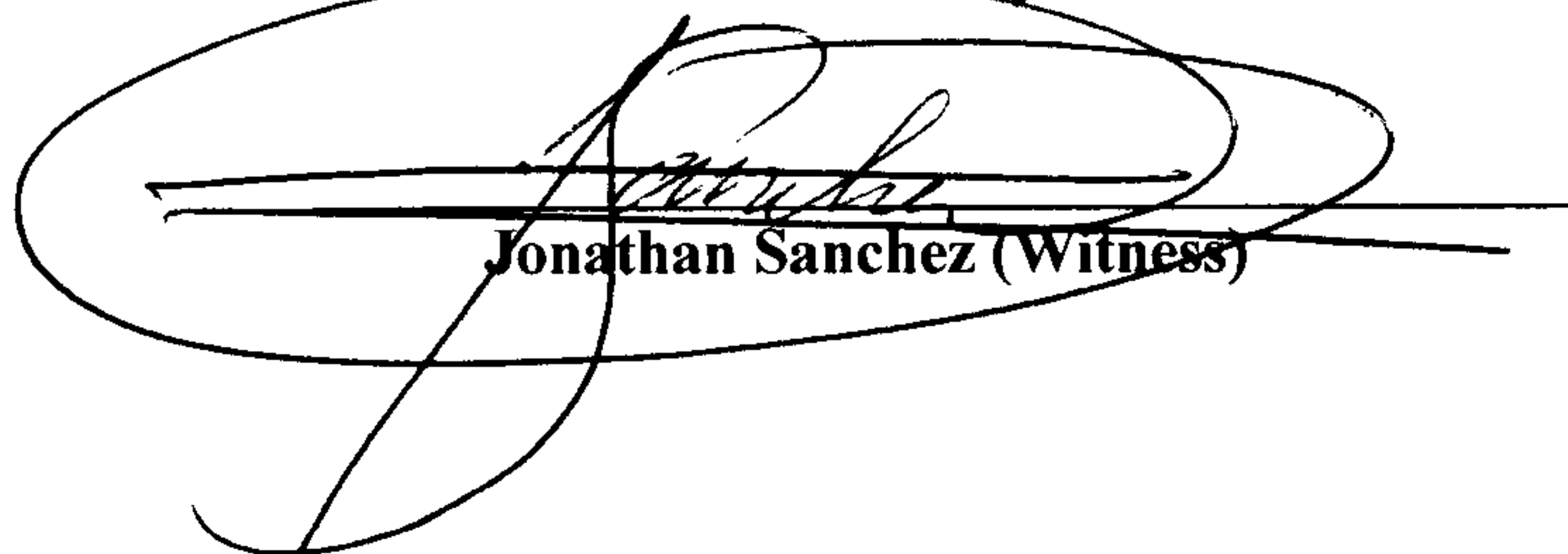
That there was an error of the scrivener in the Mortgage as follows:

1. The aforesaid by original recorded Mortgage dated September 14, 2012, recorded October 4, 2012 as document # 20121004000380290 by Cecelia Elaine Ebert, an unmarried woman to Mortgage Electronic Registration Systems Inc. as Nominee for Acopia, LLC in the amount of \$140,415.00 was recorded with a typographical error to the borrower's name. The borrowers name reads "Cecelia Elanine Ebert" but should have read "Cecelia Elaine Ebert".
2. This affidavit corrects the error as it is attached.

The undersigned understands that purchasers, lenders and title companies may rely on this affidavit with respect to the property described in the above referenced document.

Date: 2/27/2013


Katherine Lamoureux (Affiant)


Jonathan Sanchez (Witness)

**STATE OF RHODE ISLAND
COUNTY OF NEWPORT**

In Newport on the 27th day of February, 2013 before me personally appeared Katherine Lamoureux, to me known and known by me to be the person executing the foregoing instrument, and she acknowledged said instrument, by her executed, to be her free act and deed.


Notary Public: Mackenzie Harrington

My Commission Expires: 11/16/2016

**RHODE ISLAND
NOTARY PUBLIC
MACKENZIE HARRINGTON
EXPIRES 11/16/2016
ID# 754677**