


Prepared by and return to:
Maston Martin
Stewart Title Guaranty Co.
2000 Southbridge Parkway, Ste 523
Birmingham, AL 35209
STGC File No.: S023-0235975-14


20141203000379670 1/2 \$17.00
Shelby Cnty Judge of Probate, AL
12/03/2014 11:32:38 AM FILED/CERT

STATE OF ALABAMA

INDEXING REFERENCE

COUNTY OF SHELBY

INST # **20051010000527320**

SCRIVENER'S AFFIDAVIT

Personally appeared before me the undersigned Deponent, as a representative of Stewart Title Guaranty Company ("Stewart") upon which title insurance policies are based, and who, being duly sworn, deposes and states under oath as follows:

1. On or about October 10, 2005, Stewart insured real property located at 2391 Blue Springs Road, Wilsonville, Alabama 35186.
2. That Affiant has knowledge of the matters stated herein based upon an examination of title done as claims counsel of Stewart Title Guaranty Company and gives this Affidavit based upon such knowledge.
3. That a Mortgage was prepared by its agent from Anthony E. Nafe and Dana B. Nafe to New Century Mortgage Corporation recorded in the office of the Judge of Probate Court for Shelby County, Alabama as Instrument # 20051010000527320 (hereinafter the Mortgage);
4. Affiant does hereby swear to and certify that the Mortgage referenced above contains a scrivener's error in the legal description. The incorrect legal description is hereby deleted and amended as follows:


A Parcel of land situated in the SW 1/4 of Section 35, Township 20 South, Range 1 East, Shelby County, Alabama, being a Southerly portion of Tract 1 of The Perry Estates, as recorded in Map Book 19, Page 114, in the Office of the Judge of Probate of Shelby County, Alabama and being more particularly described as follows:


Commence at the NE Corner of above said Tract 1 of The Perry Estates, said point also being the NE Corner of the lot recorded as the Nafe Subdivision, as recorded in Map Book 23, Page 67, in the Office of the Judge of Probate of Shelby County, Alabama; thence S03°40'40"E, a distance of 455.23' to the POINT OF BEGINNING; thence continue along the last described course, a distance of 815.91' to the Northerly R.O.W. line of Shelby County Highway 48, 80' R.O.W.; thence S87°27'04"W and along said R.O.W. line, a distance of 1177.48' to the beginning of a non-tangent curve to the right, having a radius of 38.56, a central angle of 29°36'35", and subtended by a chord which bears N27°06'53"E, and a chord distance of 19.71'; thence leaving said R.O.W. line and

along the arc of said curve, a distance of 19.93'; thence N41°55'05"E, a distance of 202.28' to a curve to the right, having a radius of 311.22, a central angle of 25°28'34", and subtended by a chord which bears N54°39'22"E, and a chord distance of 137.24'; thence along the arc of said curve, a distance of 138.38' to a reverse curve to the left, having a radius of 269.05, a central angle of 48°59'07", and subtended by a chord which bears N42°54'05"E, and a chord distance of 223.08'; thence along the arc of said curve, a distance of 230.03'; thence N18°24'33"E, a distance of 151.42' to a curve to the right, having a radius of 216.23, a central angle of 19°55'15", and subtended by a chord which bears N28°22'09"E, and a chord distance of 74.80'; thence along the arc of said curve, a distance of 75.18' to a reverse curve to the left, having a radius of 967.44, a central angle of 14°48'11", and subtended by a chord which bears N30°55'41"E, and a chord distance of 249.26'; thence along the arc of said curve, a distance of 249.95'; thence N86°19'20"E, a distance of 505.62' to the POINT OF BEGINNING. Said Parcel containing 14.72 acres, more or less. All according to survey prepared by Rodney Shiflett Surveying, RLS#21784, dated October 7, 2014.

5. This Affidavit is made for the purpose of clarifying the legal description contained in the above-described document.

6. This Affidavit is made with the knowledge that it may be relied upon by (i) attorneys examining the title to the property; by (ii) purchaser(s) in purchasing the property; by (iii) lender(s) making a loan or loans secured by the property; and by (iv) title companies in issuing their policies of title insurance to purchasers and or lenders.

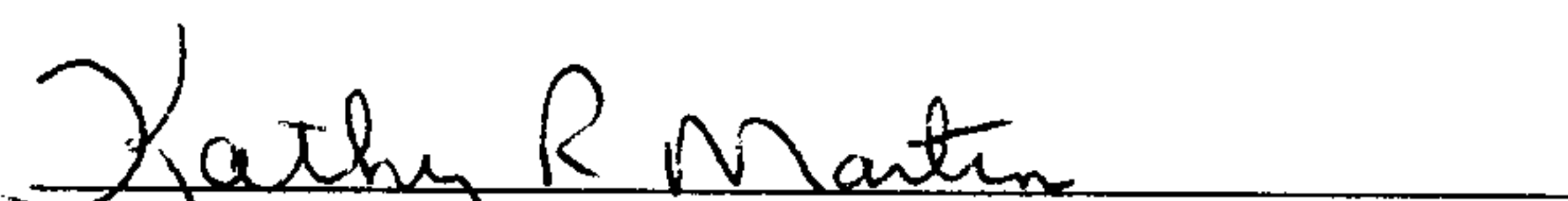

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Maston E. Martin, Jr., AFFIANT
Stewart Title Guaranty Company,
Claims Counsel

STATE OF ALABAMA)
COUNTY OF JEFFERSON)

On November 12, 2014, before me, a Notary Public, personally appeared Maston E. Martin, Jr., Esq., personally known to me or proved to me on the basis of satisfactory evidence to be the person whose name is subscribed and sworn to (or affirmed) the within instrument and acknowledged that he executed the same in his authorized capacity, in that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal


Notary Public

My commission expires: _____

NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: July 27, 2015