

This instrument prepared by & return to:

Hannah Groh
Rubin Lublin, LLC
3740 Davinci Court, Suite 150
Peachtree Corners, Georgia 30092

Please cross reference to:

Instrument No. 20030203000062630

Instrument No. 20030203000062640

Office of Judge of Probate Records for Shelby County, Alabama

SCRIVENER'S AFFIDAVIT

STATE OF Alabama
COUNTY OF Jefferson

BEFORE ME, the undersigned Notary who is authorized to administer oaths and take testimony in the aforesaid jurisdiction, personally appeared before me, James Stevens, Attorney at Law, who is well known to me and said person swore under oath and stated as follows:

1. That he, James Stevens, conducted the closing on or about January 28, 2003, and submitted the following for recording:
 - Statutory Warranty Deed from Regions Mortgage Inc. to Richard Erwin and Robin M. Erwin, dated January 27, 2003, and recorded February 3, 2003, at Instrument No. 20030203000062630, Office of Judge of Probate Records for Shelby County, Alabama (hereinafter the "Warranty Deed").
 - Mortgage from Richard Allen Erwin and Robin M. Erwin to Mortgage Electronic Registration Systems, Inc. as nominee for America's Wholesale Lender, dated January 28, 2003, and recorded February 3, 2003, at Instrument No. 20030203000062640, Office of Judge of Probate Records for Shelby County, Alabama (hereinafter the "Mortgage").
2. That he, James Stevens, served as the notary at the execution of the Warranty Deed and by mistake, the notary seal is not visible on said Warranty Deed.

3. The legal description in said Mortgage incorrectly references the NW corner of the SW corner of Section 11. The correct reference is the NW corner of the SW ¼ of the NE ¼ of Section 11. The correct legal description is attached hereto as Exhibit "A".
4. That he knows that the correction of these errors to the documents is consistent with the intentions of the parties and does not in any way change or alter the understanding and intentions of the parties who executed said instrument.
5. This affidavit is given with the understanding that it will be relied upon by title insurance companies, future purchasers and future lenders.

FURTHER AFFIANT SAYS NOT.

Sworn to and subscribed before me this _____ day of _____, 2014.

Name: James Stevens
Title: Attorney at Law

ACKNOWLEDGEMENT

STATE OF Alabama
COUNTY OF Jefferson

I, Connie S. Sheffield, Notary Public in and for said County in said State do hereby certify that James Stevens, attorney, whose name is signed to the foregoing affidavit, and who is known to me, acknowledged before me on this day that, being informed of the contents of said affidavit, he/she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 1st day of October, 2014.

Connie S. Sheffield
Notary Public


My Commission Expires:
(Affix Notary Seal)

MY COMMISSION EXPIRES FEBRUARY 10, 2015

20150105000004300 2/3 \$22.00
Shelby Cnty Judge of Probate, AL
01/05/2015 02:05:46 PM FILED/CERT

EXHIBIT "A"

COMMENCE AT THE NW CORNER OF THE SW ¼ OF THE NE ¼ OF SECTION 11, TOWNSHIP 24 NORTH, RANGE 15 EAST AND RUN SOUTH ALONG THE EAST LINE OF SAID SECTION FOR A DISTANCE OF 947.25 FEET TO A POINT; THENCE RUN NORTH 60 DEGREES 18 MINUTES 14 SECONDS WEST FOR A DISTANCE OF 554.84 FEET TO A POINT; THENCE RUN NORTH 60 DEGREES 32 MINUTES 06 SECONDS WEST FOR A DISTANCE OF 93.94 FEET TO THE POINT OF BEGINNING; THENCE RUN NORTH 33 DEGREES 44 MINUTES 00 SECONDS EAST FOR A DISTANCE OF 194.72 FEET TO A POINT; THENCE RUN NORTH 84 DEGREES 31 MINUTES 44 SECONDS WEST FOR A DISTANCE OF 200.87 FEET TO A POINT; THENCE RUN SOUTH 0 DEGREES 01 MINUTE 36 SECONDS WEST FOR A DISTANCE OF 136.25 FEET TO A POINT; THENCE RUN SOUTH 63 DEGREES 59 MINUTES 25 SECONDS EAST FOR A DISTANCE OF 102.24 FEET TO THE POINT OF BEGINNING


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