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02/11/2015 01:30:32 PM  
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## Affidavit of Correction

County of Jefferson

State of Alabama

My name is Richard Bailey. I am the Vice President and Sr. Title Officer at TitleSouth, LLC. TitleSouth prepared a title commitment (File #252237) where Mark L. Roddam and wife, Tammy D. Roddam were the sellers and Kristen S. Mitchell and Colin Mitchell ("Mitchell") were the purchasers. In preparing the legal description, a typographical error was made on the Block Number.

On title commitment #252237, we showed an incorrect Block Number in the legal description as follows: Lot 2, Block 3, according to the survey of Green Valley, as recorded in Map Book 5, Page 94, in the Probate Office of Shelby County, Alabama.

The correct legal description with the correct Block Number is: Lot 2, Block 2, according to the survey of Green Valley, as recorded in Map Book 5, Page 94, in the Probate Office of Shelby County, Alabama.

Kevin Hays, Attorney at Law, was the closing attorney on the transaction. He prepared the deed to the Mitchell's and their two mortgages with the incorrect Block Number based on TitleSouth's title commitment.

The original Warranty Deed from the Roddam's to the Mitchell's was recorded in Instrument #20050708000343120. Kevin Hays, Attorney at Law, subsequently discovered the error with the Block Number and recorded a Corrective Warranty Deed in Instrument #20060405000156740.

There were two mortgages executed by the Mitchells to First Franklin a Div. of Nat. City Bank of IN. They were recorded in Instrument #20050708000343130 and in Instrument #20050708000343140. Both mortgages contained the incorrect Block Number shown above.

A Mr. Randall Earl Oswalt ("Oswalt") is the owner of Lot 2, Block 3, according to the survey of Green Valley, as recorded in Map Book 5, Page 94, in the Probate Office of Shelby County, Alabama. The two mortgages referenced above do not belong to Oswalt although they currently appear on Oswalt's chain of title. TitleSouth will work to remove the said incorrect mortgages from Mr. Oswalt's chain of title and have them appear in Mitchell's chain of title.

This Affidavit is made and executed for the purpose of correcting the above referenced defect in said Mortgages by correcting the legal description as hereinabove designated.

Dated this 11<sup>th</sup> day of February, 2015.

Richard Bailey

Richard Bailey

VP / Sr. Title Officer

TitleSouth

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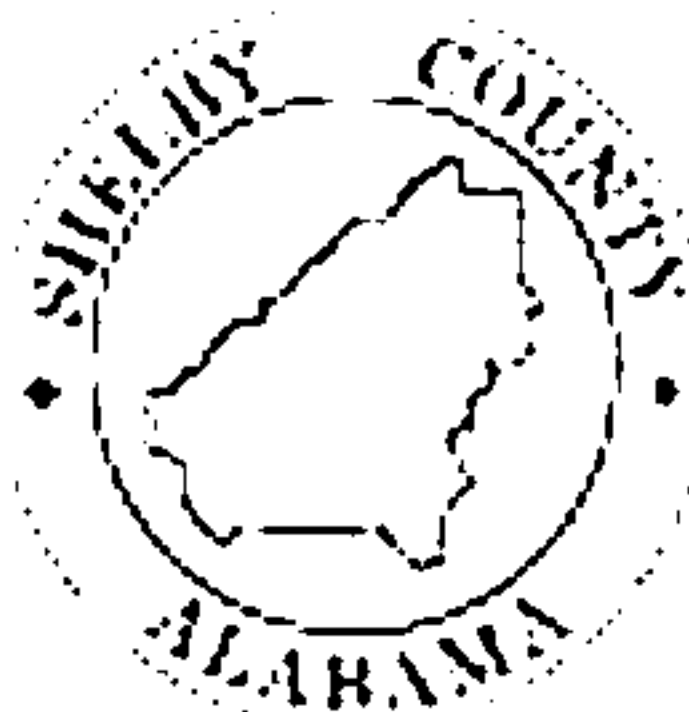
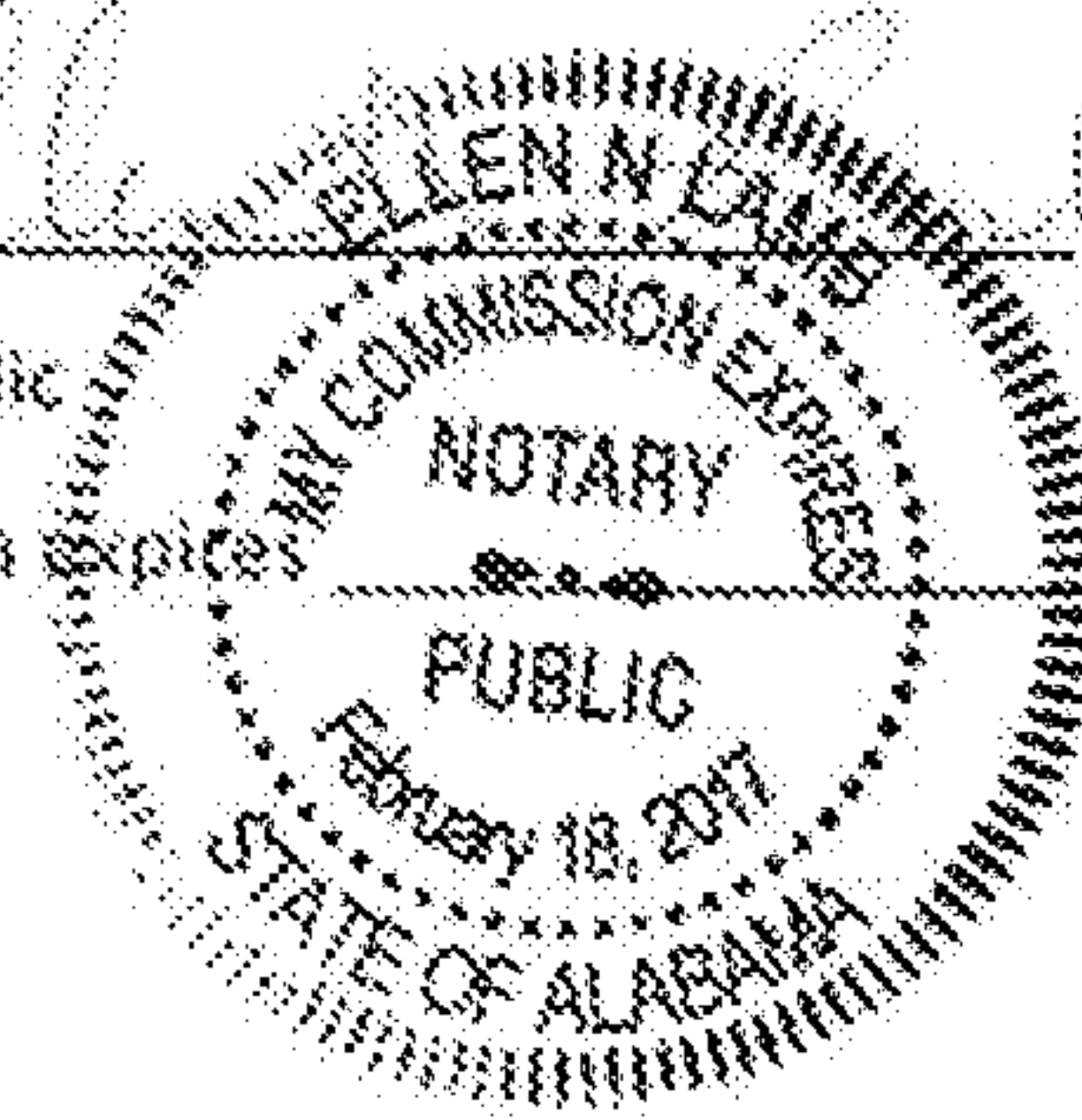
County of Jefferson

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that Richard Bailey, 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 the affidavit, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 11<sup>th</sup> day of February, 2015

Notary Public

Commission Expires



Filed and Recorded  
Official Public Records  
Judge James W. Fuhrmeister, Probate Judge,  
County Clerk  
Shelby County, AL  
02/11/2015 01:30:32 PM  
\$17.00 CHERRY  
20150211000045340

A handwritten signature in black ink, which appears to be "J. Fuhrmeister", written over the official text of the county clerk's office.