

This instrument was prepared by:  
David P. Condon, P.C.  
100 Union Hill Drive Suite 200  
Birmingham, AL 35209

**SCRIVENER'S AFFIDAVIT**

STATE OF ALABAMA  
SHELBY COUNTY

I, **David P. Condon**, was the Scrivener of a **Warranty Deed** recorded in **Instrument 20170425000141520** and a **Mortgage** recorded in **Instrument 20170425000141530**.

The legal description contained in said documents is more particularly described as follows:

*Lot 12, according to The Village at Highland Lakes, Kelham Grove Neighborhood, as recorded in Map Book 43, Page 87 A & B, in the Office of the Judge of Probate of Shelby County, Alabama.*

*Together with nonexclusive easement to the private roadways, common areas all as more particularly described in the Easements and Master Protective Covenants for The Village at Highland Lakes, a Residential Subdivision, recorded in Instrument # 20060421000186650, in the Probate Office of Shelby County, Alabama, and the Declaration of Covenants, Conditions and Restrictions for The Village at Highland Lakes, Kelham Grove Neighborhood, recorded as Instrument # 20130613000242820, in the Probate Office of Shelby County, Alabama, (which, together with all amendments thereto, in hereinafter collectively referred to as the "Declaration").*

The **Warranty Deed and Mortgage** each recited an erroneous legal description.

This Scrivener's Affidavit is given to correct said **Warranty Deed and Mortgage** by correcting the **descriptions of both documents** to read as follows:

*Lot 40, according to The Village at Highland Lakes, Kelham Grove Neighborhood, as recorded in Map Book 43, Page 87 A & B, in the Office of the Judge of Probate of Shelby County, Alabama.*

*Together with nonexclusive easement to the private roadways, common areas all as more particularly described in the Easements and Master Protective Covenants for The Village at Highland Lakes, a Residential Subdivision, recorded in Instrument # 20060421000186650, in the Probate Office of Shelby County, Alabama, and the Declaration of Covenants, Conditions and Restrictions for The Village at Highland Lakes, Kelham Grove Neighborhood, recorded as Instrument # 20130613000242820, in the Probate Office of Shelby County, Alabama, (which, together with all amendments thereto, in hereinafter collectively referred to as the "Declaration").*

David P. Condon

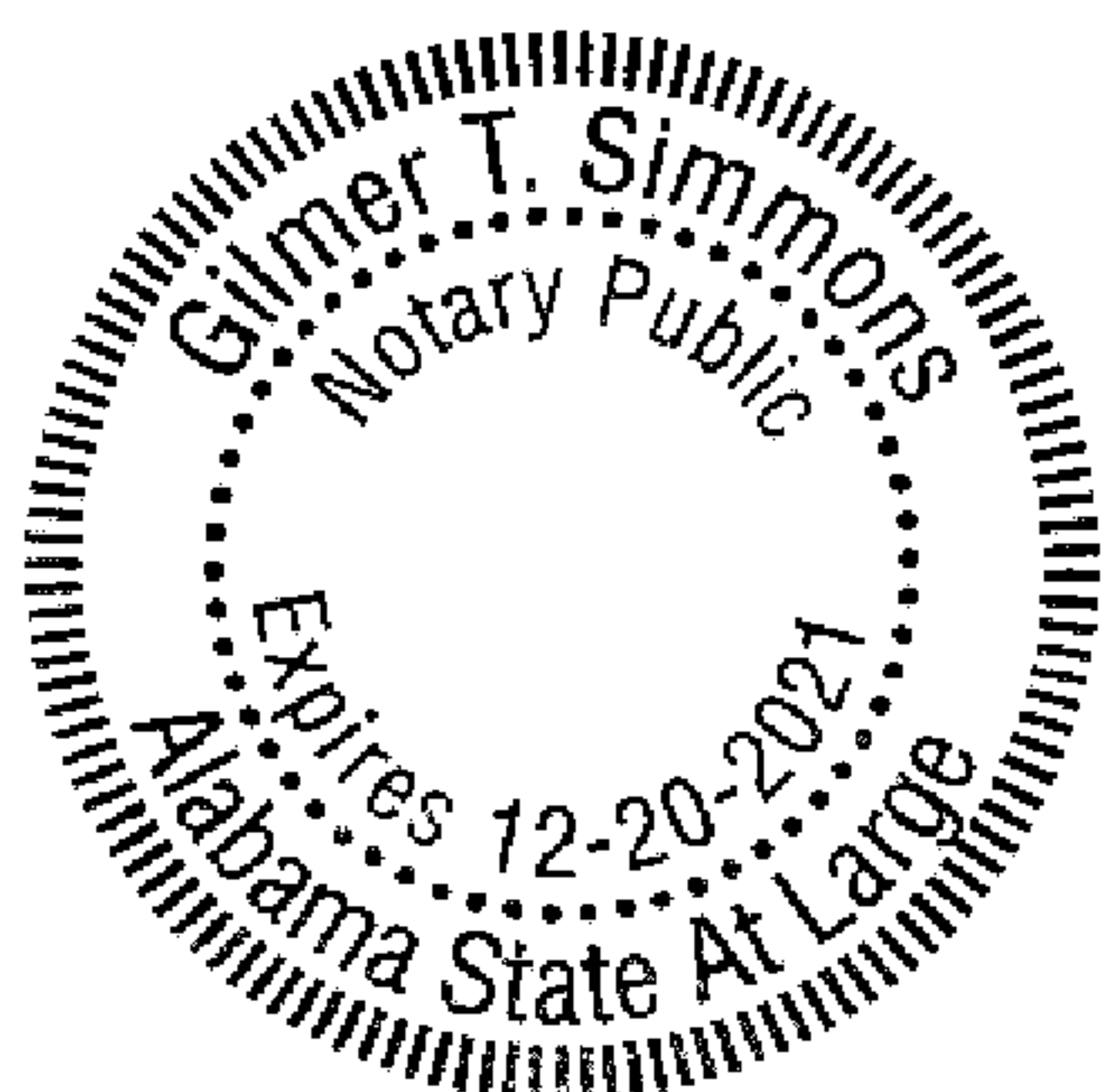
STATE OF ALABAMA  
JEFFERSON COUNTY



Filed and Recorded  
Official Public Records  
Judge James W. Fuhrmeister, Probate Judge,  
County Clerk  
Shelby County, AL  
02/05/2018 02:38:20 PM  
\$15.00 CHERRY  
20180205000038710

This is to certify that **David P. Condon**, 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 **5th** day of **February**, 2018.



Notary Public: **Gilmer T. Simmons**  
My Commission expires: **12/20/2021**