

SCRIVENER'S AFFIDAVIT

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STATE OF ALABAMA

COUNTY OF SHELBY

Before me, the undersigned, a Notary Public in and for said State and County personally appeared B. Christopher Battles, who, being by me first duly sworn, deposes and says as follows:

My name is B. Christopher Battles. On or about December 30, 2016, my office prepared a Warranty Deed from **Spartan Invest, LLC** to **Eileen Yoshiko Uchima**, and filed for record in **Instrument #20170112000016800**, in the Probate Office of Shelby County, on January 12, 2017. My office was also responsible for attaching for the legal description (Exhibit "A") to the mortgage from **Eileen Yoshiko Uchima** to **Everett Financial, Inc. D/B/A Supreme Lending**, as recorded in **Instrument #20170112000016810** in the Probate Office of Shelby County, on January 12, 2017.

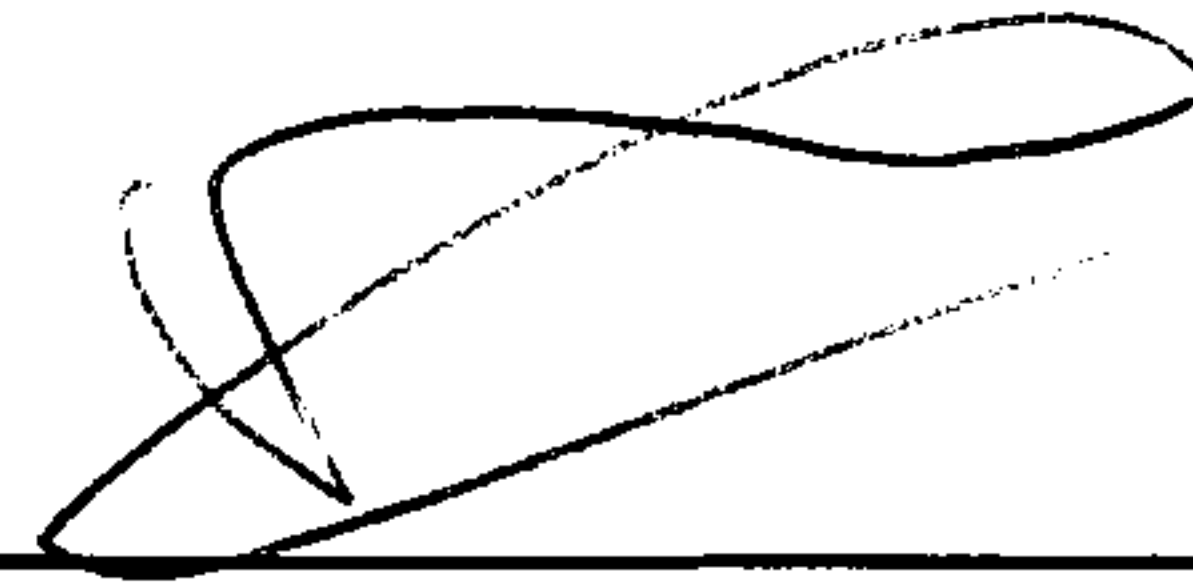
Whereas, an error was made in the legal descriptions of said documents and the correct legal description in said **Warranty Deed** and **Mortgage** should read as follows:

Commence at the Northwest corner of the SW of the SE of Section 32, Township 21 South, Range 1 East; thence run Southerly along the West boundary of said $\frac{1}{4}$ for 396.12 feet to a point; thence turn an angle of 91 degrees 31 minutes to the left and run Easterly along the North boundary of Lot 1, Alexander Acres (as recorded in Map Book 9, Page 173, in the Office of the Judge of Probate of Shelby County, Columbiana, Alabama) for 592.67 feet to a point, being the point of beginning of the parcel herein described; thence continue along the last described course 238.20 feet to a point; thence turn an angle of 90 degrees to the left and run 120.00 feet to a point; thence turn an angle of 90 degrees to the right and run 231.81 feet to the point of intersection with the West right of way line of County Highway 61; thence turn an angle of 66 degrees 42 minutes 47 seconds to the left and run along said right of way for 232.37 feet to the point of intersection with the South right of way line of County Highway 78; thence turn an angle of 113 degrees 02 minutes 25 seconds to the left and run along said south right of way line of County Highway 78 for 554.99 feet to a point; thence turn an angle of 89 degrees 04 minutes 44 seconds to the left and run 335.80 feet to the point of beginning. Said parcel is lying in the SW $\frac{1}{4}$ of the SE $\frac{1}{4}$ Section 32, Township 21 South, Range 1 East, Shelby County, Alabama. According to the survey of John Gary Ray, Reg. P.E. & L.S. #12295 dated April 24, 1995.

Less and except property conveyed in deed recorded in Inst. No. 2006012500041750 and Inst. No. 20090408000129970, in the Probate Office of Shelby County, Alabama.

This affidavit is given for the purpose of correcting the error in said Warranty Deed and Mortgage and confirming said error was a typographical error.

Further affiant sayeth not.



B. Christopher Battles

STATE OF ALABAMA

COUNTY OF SHELBY

I, the undersigned, a Notary Public, in and for said County in said State, hereby certify that **B. Christopher Battles** whose name is signed to the foregoing document, and who is known to me acknowledged before me on this date, that being informed of the contents of this document he executed the same voluntarily on the day the same bears date.

Given under my hand and seal this the 23 day of January, 2019.



NOTARY PUBLIC

My Commission Expires: 10-19-2020

PREPARED BY:

B. Christopher Battles
3150 Highway 52, West
Pelham, AL 35124

TISHA DAWN EICHELBERGER
Notary Public, State of Alabama
Alabama State At Large
My Commission Expires
October 19, 2020



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
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