

SCRIVENERS AFFIDAVIT

STATE OF ALABAMA
COUNTY OF JEFFERSON

BEFORE ME THE UNDERSIGNED AUTHORITY, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND IN SAID STATE, HEREBY CERTIFY THAT BEFORE ME PERSONALLY APPEARED DAVID S. SNODDY, WHO IS KNOWN TO ME, AND WHO BEING BY ME FIRST DULY SWORN DOES ON HIS OATH DEPOSE AND SAY AS FOLLOWS:

MY NAME IS DAVID S. SNODDY AND I AM A PRACTICING ATTORNEY IN THE CITY OF BIRMINGHAM, JEFFERSON COUNTY, ALABAMA. ON NOVEMBER 15, 2019, WHILE A MEMBER OF THE LAW FIRM OF THE SNODDY LAW FIRM, LLC, I DID PREPARE THE TITLE AFFIDAVITS IN CONNECTION WITH FILE NO. A-02776 WITH THE TITLE GROUP INCORPORATED AND STEWART TITLE GUARANTY COMPANY ON THE FOLLOWING DESCRIBED PROPERTY:

LOT 269, ACCORDING TO THE MAP AND SURVEY OF EAGLE POINT, 2ND SECTOR, PHASE 1, AS RECORDED IN MAP BOOK 18, PAGE 2, IN THE OFFICE OF THE JUDGE OF PROBATE OF SHELBY COUNTY, ALABAMA.

SUBJECT AFFIDAVITS ARE DEFECTIVE IN THAT THE LOT NUMBER IS INCORRECT IN THE LEGAL DESCRIPTION. THE CORRECT DESCRIPTION IS DESCRIBED AS FOLLOWS:

LOT 239, ACCORDING TO THE MAP AND SURVEY OF EAGLE POINT, 2ND SECTOR, PHASE 1, AS RECORDED IN MAP BOOK 18, PAGE 2, IN THE OFFICE OF THE JUDGE OF PROBATE OF SHELBY COUNTY, ALABAMA.

IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND SEAL ON THIS THE 5TH DAY OF MARCH, 2020.


DAVID S. SNODDY

SWORN TO AND SUBSCRIBED BEFORE ME THIS 5TH DAY OF MARCH, 2020

My commission expires:


NOTARY PUBLIC

THIS INSTRUMENT PREPARED BY:
THE SNODDY LAW FIRM, LLC
2105 DEVEREUX CIRCLE, SUITE 101
BIRMINGHAM, ALABAMA 35243

