

SCRIVENER'S AFFIDAVIT

STATE OF ALABAMA
COUNTY OF SHELBY

Before me, the undersigned notary public in and for said state and county, personally appeared William S. McFadden, who after being duly sworn on oath deposes and says as follows:

Affiant is an attorney with McFadden, Rouse & Bender, LLC, formerly known as McFadden, Lyon & Rouse, LLC, located at 718 Downtowner Blvd. Mobile, Alabama 36609.

I was the scrivener of that certain Quit Claim Deed made by Fannie Mae aka Federal National Mortgage Association to REDC Investments, LLC, dated July 8, 2016, and recorded in Instrument #20160831000316780 of the records in the Office of the Judge of Probate, Shelby County, Alabama.

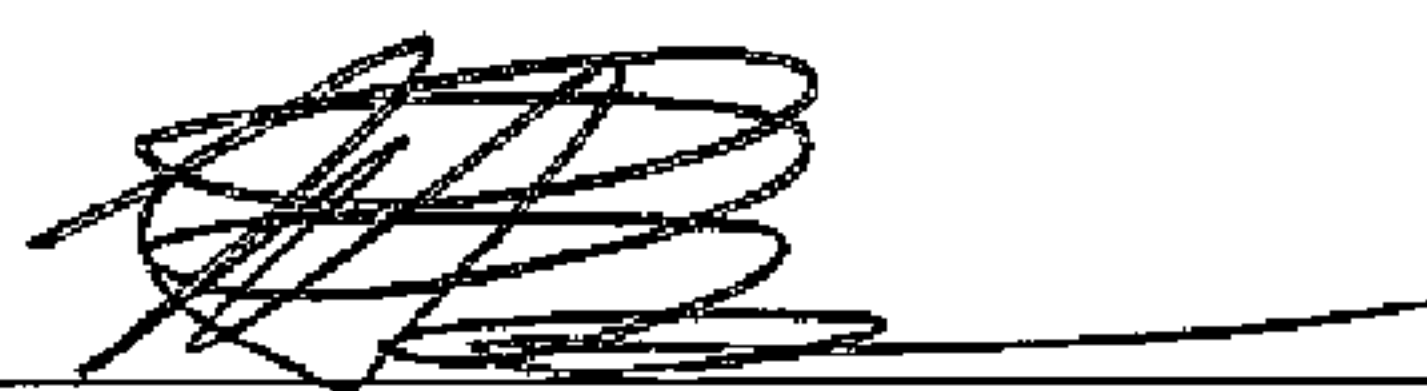
Said Deed, through typographical error, contains an erroneous call in the first line of the second paragraph of the legal description. The legal description should more correctly read as follows:

A parcel of land located in the southwest ¼ of Section 11, Township 21 South, Range 5 West, Shelby County Alabama, also being part of Lot 10-7 of the Resubdivision of Lot 10 Whispering Pines Farms as recorded in Map Book 32, Page 28 in the Office of the Judge of Probate in Shelby County, Alabama, said parcel being situated on the south side of Shelby County Highway No. 13 (80' right of way) and being more particularly described as follows:

BEGINNING at the northwest corner of said Lot 10-7 of the Resubdivision of Lot 10 Whispering Pines Farms, thence in a northeasterly direction along the southern right of way of said Shelby County Highway No 13 for a distance of 43.05 feet to a 5/8" rebar; thence leaving said right of way, turn a deflection angle to the right of 102° 41' 52" and travel in a southerly direction for a distance of 161.55 feet to a 5/8" rebar; thence turn a deflection angel to the right of 86° 01' 32" and travel in a westerly direction for a distance of 42.10 feet to the west line of said Lot 10-7; thence turn a deflection angle to the right of 93° 58' 28" and travel in a northerly direction for a distance of 155.00 to the POINT OF BEGINNING of the parcel herein described.

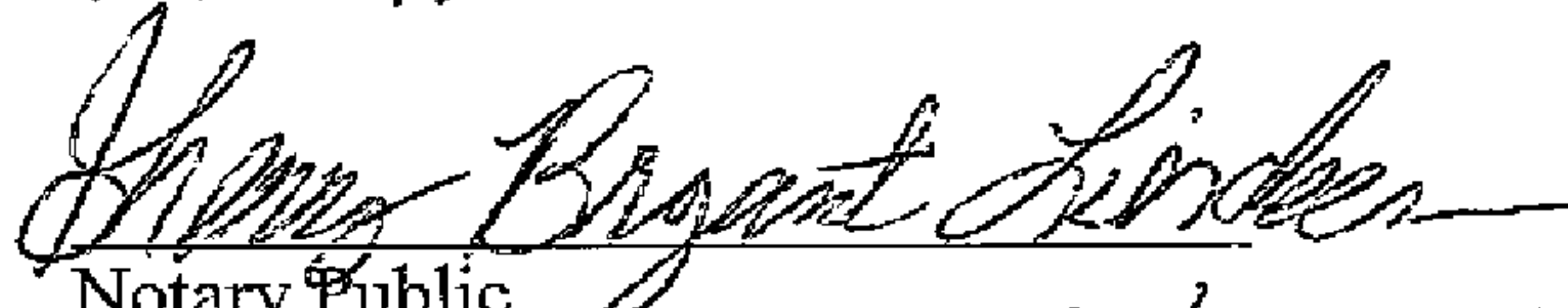
Said parcel containing 0.15 Acres, 6648 Square feet, more or less.

Dated this, the 3rd day of March, 2021.


WILLIAM S. McFADDEN

STATE OF ALABAMA
COUNTY OF MOBILE

Sworn to and subscribed before me this, the 3rd day of March, 2021.


Notary Public
My Commission Expires: 4/3/2024

This instrument was prepared by

William S. McFadden
McFADDEN, ROUSE & BENDER, LLC
718 Downtowner Boulevard
Mobile, Alabama 36609
251-342-9172



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County
Clerk
Shelby County, AL
03/04/2021 10:01:28 AM
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