

STATE OF ALABAMA
SHELBY COUNTY



20220413000151370 1/3 \$28.00
Shelby Cnty Judge of Probate, AL
04/13/2022 08:08:58 AM FILED/CERT

SCRIVENER'S AFFIDAVIT REGARDING DAWSON'S COVE PLAT

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

My name is Rodney Shiflett and I am over the age of 21 years. I am the professional land surveyor who prepared that certain plat for DAWSON'S COVE, recorded on May 7, 2022 in Map Book 56 at Page 04 of the Shelby County, Alabama Probate Court records, that contains a typographical error on the land tie and a typographical error for Lot 13 on the drawing of the property being subdivided.

The legal land tie on the drawing shows the NW Corner of Section 25, Township 21 South, Range 3 West, Shelby County, Alabama. The NW corner was mislabeled in error, this is actually the NE Corner of Section 25, Township 21 South, Range 3 West, Shelby County, Alabama, see attached exhibit A.

There are two (2) Lot 12s shown and the second Lot 12 should be Lot 13, see attached exhibit B.

Further affiant saith not.

Date this 13 day of April, 2022

(SURVEYOR'S SEAL)



Rodney Shiflett
Rodney Shiflett, P.L.S.
Alabama Registration No. 21784
Shiflett Surveying, Inc.
P.O. Box 204
Columbiana, AL 35051

Sworn to and subscribed before me this the 13 day of April, 2022

Heather Letts
Notary Public
My Commission Expires 10/15/23

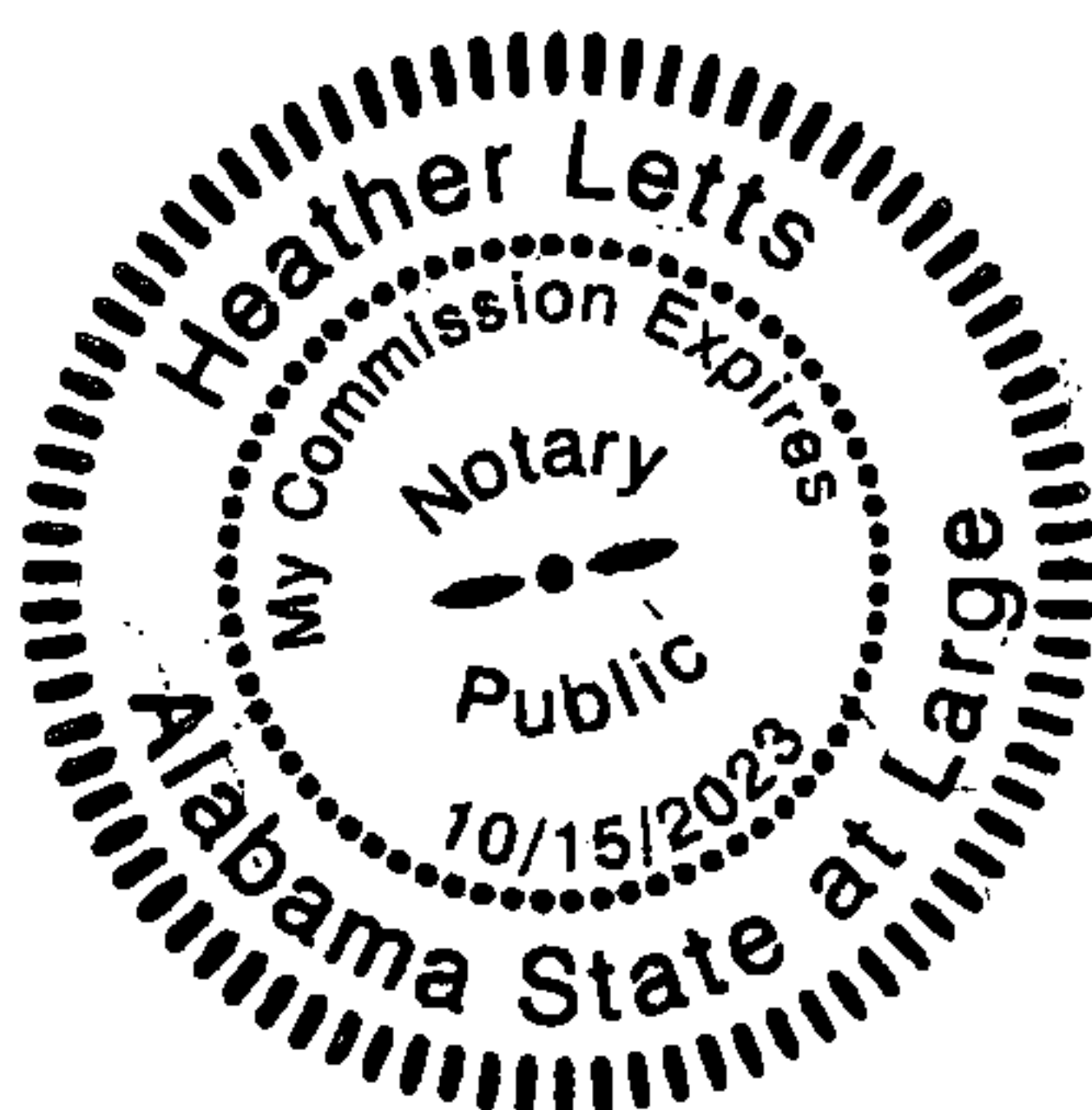


EXHIBIT A



20220413000151370 2/3 \$28.00
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COMMON AREA 3
815,947.94 SQ FT

LOT 1, VERIZON WIRELESS, MB
45, PG 43, NOT A PART

LOT 1
10,302.88
SQ FT

CA 1
6,187.34
SQ FT

S 06°30'24" W 1068.82'
(NOT TO SCALE)

SHELBY COUNTY HIGHWAY 12
(SMOKEY ROAD) 80' R.O.W.

N 87°02'26" W 12460.73'

(NOT TO SCALE)

NE CORNER
SEC. 25, T-21S, R-3W
SHELBY COUNTY, AL
RE-ESTABLISHED BY PLAT

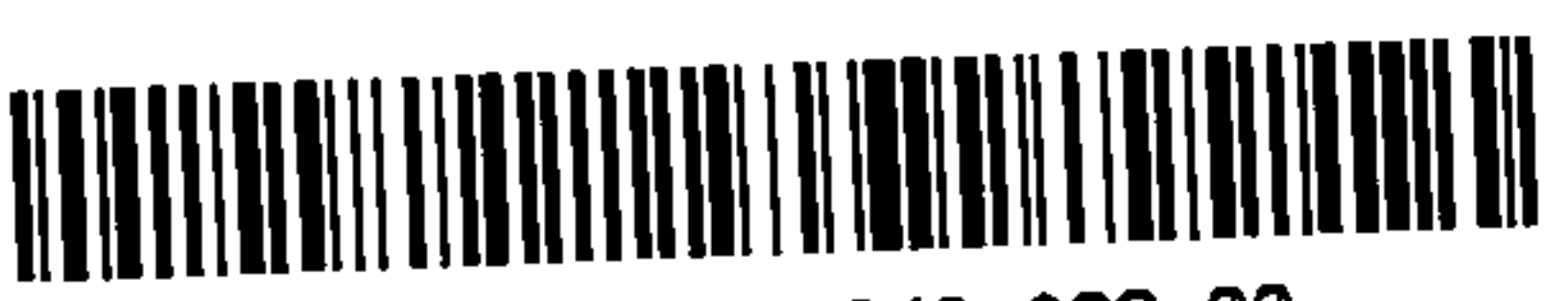
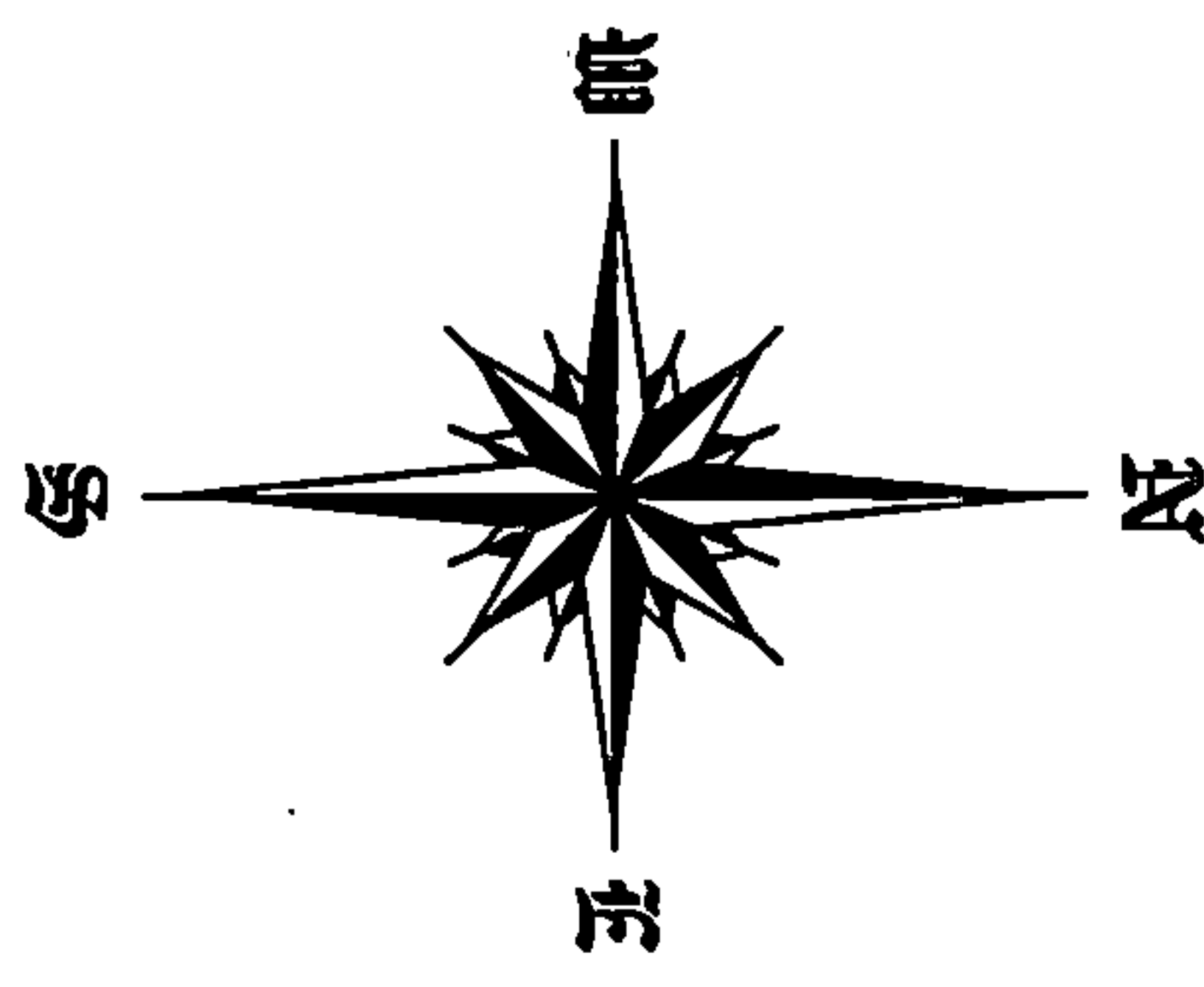
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EXHIBIT B



20220413000151370 3/3 \$28.00
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COMMON AREA 3
815,947.94 SQ FT

LOT 12
12,902.55
SQ FT

LOT 13
12,413.58
SQ FT

LOT 14
10,000.00
SQ FT

LOT 15
10,000.00
SQ FT

LOT 16
10,000.00
SQ FT

LOT 17
10,000.00
SQ FT

COMMON AREA 3
815,947.94 SQ FT

LOT 11
10,000.00
SQ FT

DRAINAGE EASEMENT

COMMON AREA 3
815,947.94 SQ FT

LOT 25
12,973.27
SQ FT

LOT 24
10,000.00
SQ FT

LOT 23
10,000.00
SQ FT

LOT 22
10,000.00
SQ FT

DAWSON'S COVE DRIVE

TUPELO TRAIL