

**STATE OF ALABAMA  
COUNTY OF SHELBY**

**SCRIVENER'S AFFIDAVIT**

Before me, the undersigned authority, a Notary Public for stated County in the State of Alabama, personally appeared MARY STEWART NELSON, ESQ. who being by me first duly sworn, deposes and says:

My name is Mary Stewart Nelson, Esq. I am an attorney at law and am licensed to practice law in the State of Alabama. I am over the age of 19 years and am competent to give this testimony.

I was a scrivener of the Mortgage and attached legal description recorded at Instrument 20230907000271040, recorded on September 7, 2023, which evidences the mortgage of certain real property by Borrowers William Christopher Garrison and Jennifer Sanders Garrison, husband and wife, in favor of Lender First Federal Bank.

It has come to my attention that the following language was inadvertently omitted from the Mortgage. The following language should be added to the Mortgage and should be considered a part of the document, to-wit:

William Christopher Garrison and Jennifer Sanders Garrison, mortgagors herein, are one and the same people as William C. Garrison and Jennifer S. Garrison, grantees in Instrument 20090804000299630.

The omission of this language from the Mortgage was a scrivener's error or draftman's error and does not reflect the intention of the persons who signed the instrument.

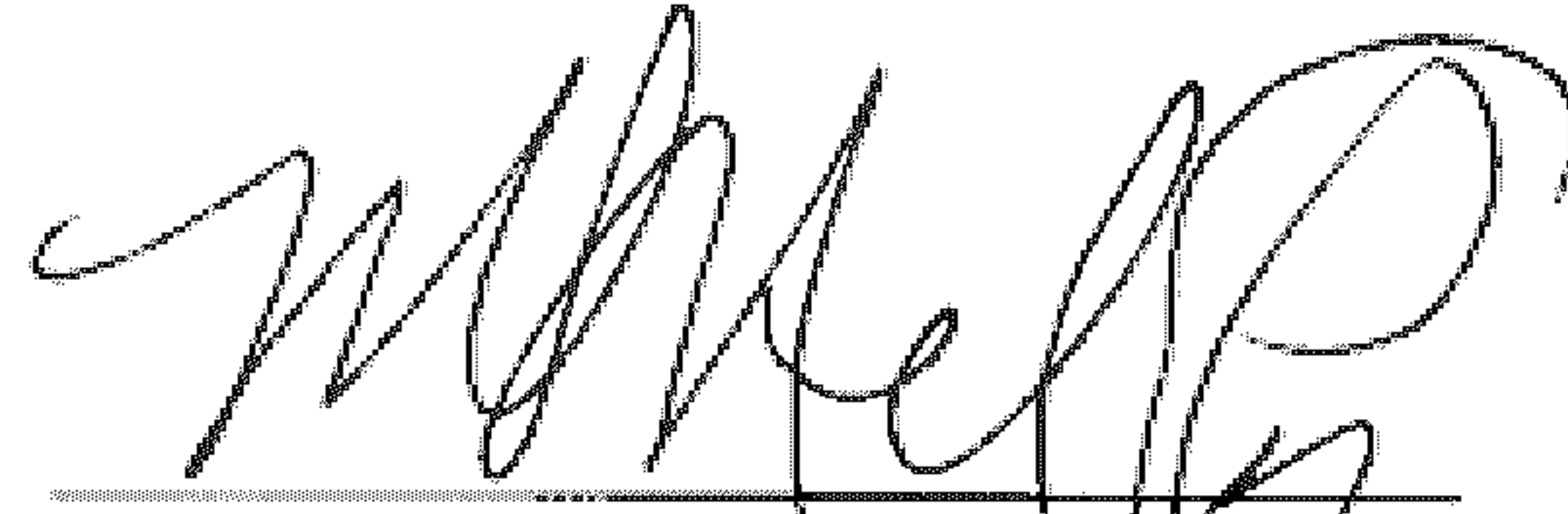
It has further come to my attention that a clerical error exists in the legal description of the subject property located at 3056 Chelsea Park Ridge, Chelsea, AL 35043. The complete legal description to be attached to the Mortgage is as follows:

Lot 4-29, according to the Map and Survey of Chelsea Park 4th Sector, as recorded in Map Book 34, Page 147 A & B in the Probate Office of Shelby County, Alabama.

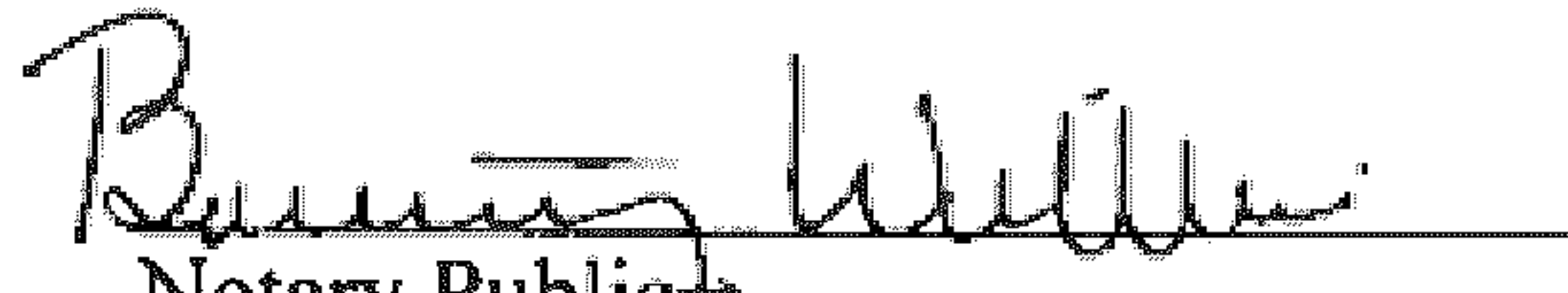
Together with the nonexclusive easement to use the Common Areas as more particularly described in Declaration of Easements and Master Protective Covenants of Chelsea Park, a Residential Subdivision, executed by the Grantor and filed for record as Instrument No. 20041014000566950 in the Probate Office of Shelby County, Alabama and Declaration of Covenants, Conditions, and Restrictions for Chelsea Park 4<sup>th</sup> Sector executed by Grantor and Chelsea Park Residential Association, Inc. and recorded as Instrument No. 20050425000195430 (which, together with all amendments thereto, are hereinafter collectively referred to as the "Declaration".

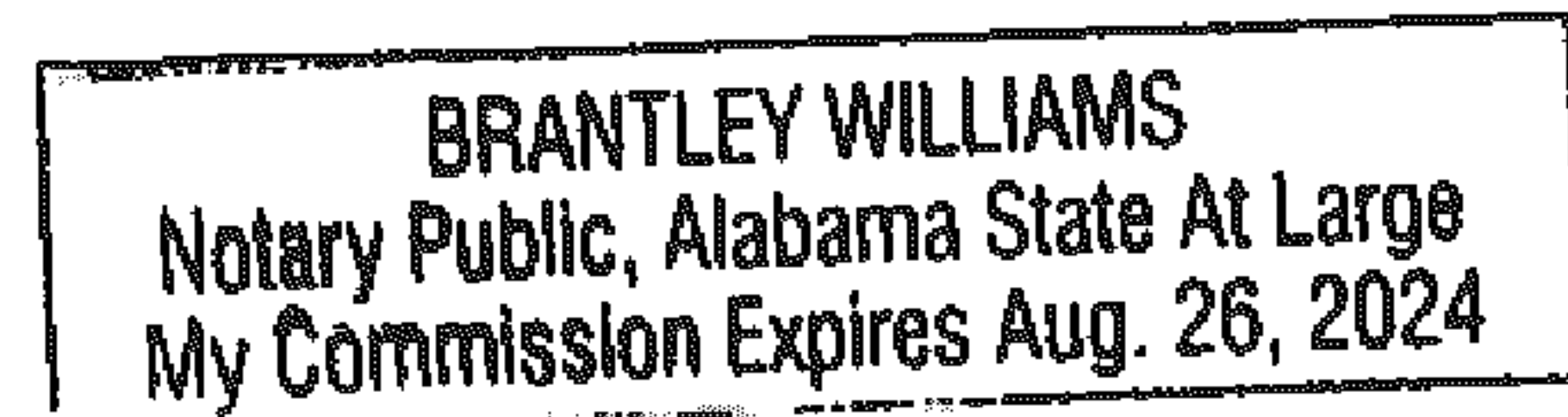
The omission of the remainder of the legal description was a scrivener's error or draftsman's error and does not reflect the intentions of the persons who signed the instruments.

DONE this 3rd day of November, 2023.

  
Mary Stewart Nelson, Esq.

Sworn to and subscribed before me on this the 6<sup>th</sup> day of November, 2023.

  
Notary Public  
My commission expires: 8-26-24



Filed and Recorded  
Official Public Records  
Judge of Probate, Shelby County Alabama, County  
Clerk  
Shelby County, AL  
11/06/2023 03:33:44 PM  
\$28.00 BRITTANI  
20231106000326610

