

SCRIVENER’S AFFIDAVIT

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 March 15, 2024 my office prepared a Warranty Deed from **David Michael Doonan and spouse, Kimberly Anne Doonan to Mariela Del Valle Arana Gonzalez and Wilmer Antonio Cordero Lopez**, and filed for record in **Instrument #20240412000105510** in the Probate Office of Shelby County, Alabama on April 12,2024 and a Durable Power of Attorney from **Kimberly Anne Doonan to David Michael Doonan**, and filed for record in **Instrument #20240412000105500** in the Probate Office of Shelby County, Alabama on April 12, 2024. My office was also responsible for attaching the legal description (Exhibit “A”) to the mortgage from **Mariela Del Valle Arana Gonzalez, and spouse Wilmer Antonio Cordero Lopez to United Wholesale Mortgage, LLC**, as recorded in **Instrument #202412000105520** in the Probate Office of Shelby County, Alabama on April 12, 2024. An error was made in the legal descriptions of said documents which read as follows:

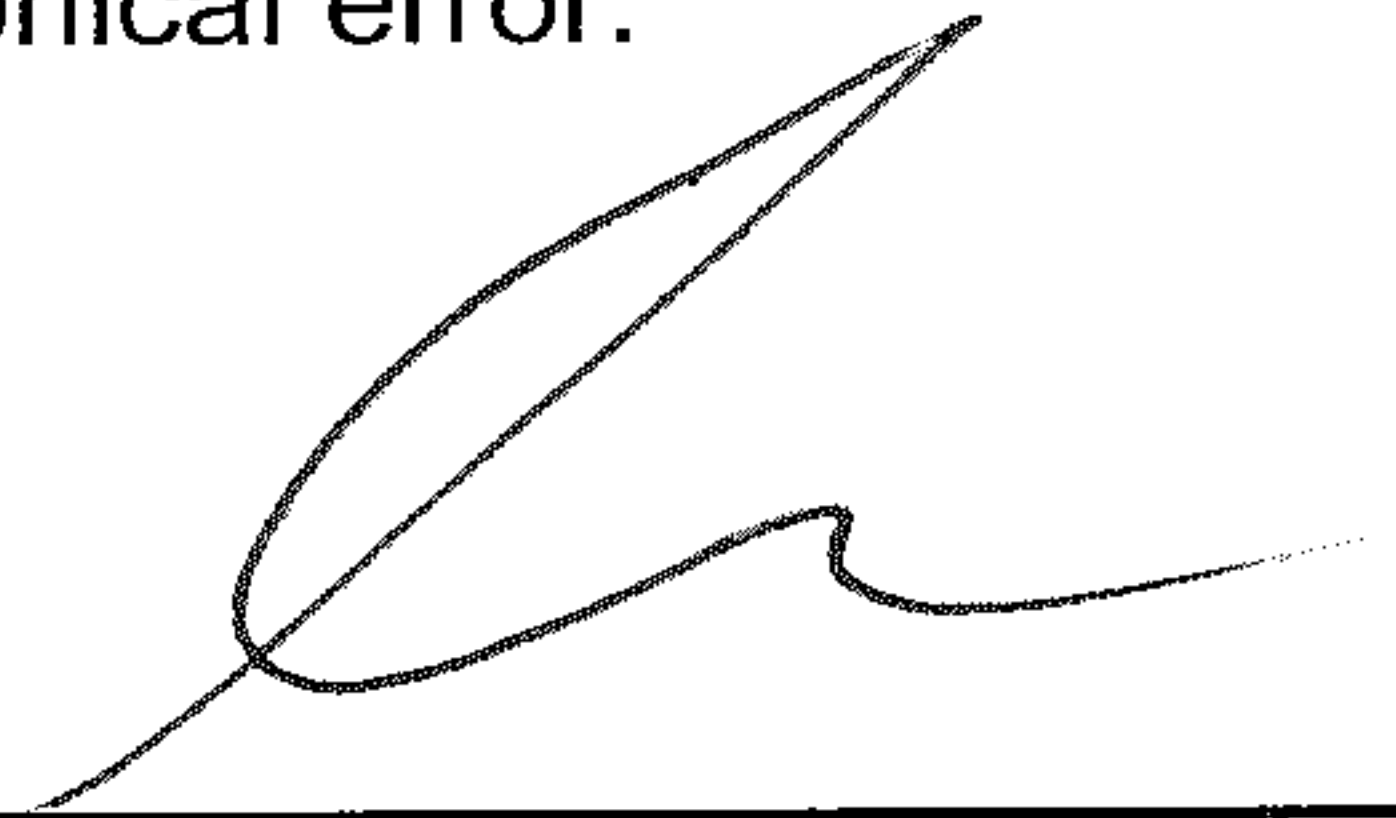
Lot 48, according to the Survey of Brandywine, First Sector, as recorded in Map Book 7, Page 7, in the Probate Office of Shelby County, Alabama.

Whereas, the legal description on said **Warranty Deed** and Exhibit “A” of said **Mortgage** should read as follows:

Lot 48, according to the Survey of Brandywine, First Sector, as recorded in Map Book 7, Page 7, less 6 ½ feet off the east side 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.

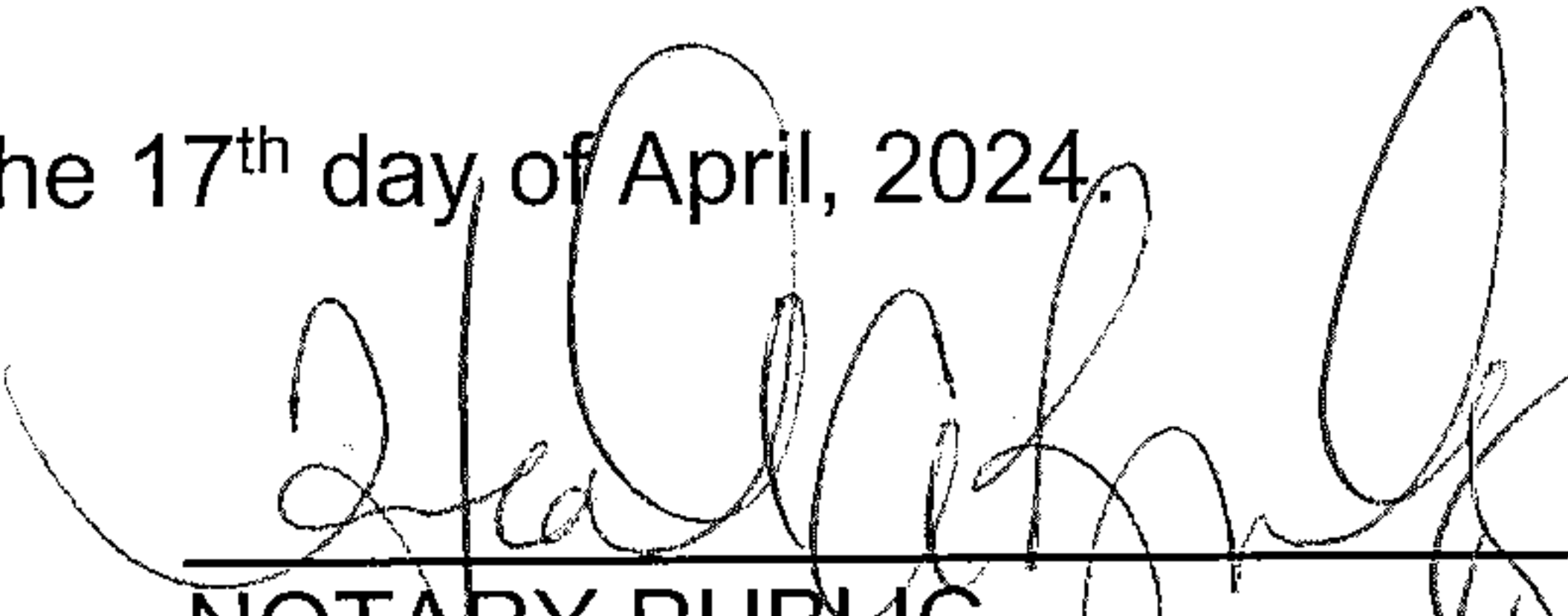


B. CHRISTOPHER BATTLES

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 17th day of April, 2024.



NOTARY PUBLIC
My Commission Expires: 6/6/27

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

