

STATE OF ALABAMA ()
SHELBY COUNTY ()

SCRIVENER'S AFFIDAVIT

Before me, the undersigned, a Notary Public, in and for said County and State, personally appeared CYNTHIA A. MARTIN, who, being duly sworn upon her oath, deposes and states as follows:

1. I am CYNTHIA A. MARTIN, and I am a licensed, practicing attorney in Birmingham, Jefferson County, Alabama, and my office prepared the closing documents wherein Jonathan Wiggins and Kirsten Wiggins, husband and wife, sold to Quincy James Barnhill and Tatum Barnhill, husband and wife, the property located at 369 Summerchase Drive, Calera, AL.35040, as evidenced by warranty deed dated July 13, 2020 and recorded on August 14, 2020 in Instrument No. 20200814000352930, in the Probate Office of Shelby County, Alabama; which property was subsequently mortgaged as evidenced by mortgage dated July 13, 2020, and recorded on August 14, 2020, in Instrument No. 20200814000352940, in said Probate Office.

2. It was brought to my attention on today's date that, due to a scrivener's error, the legal description shown in said warranty deed and attached to the mortgage instrument as Exhibit "A" did not include the correct page number for the property to be conveyed in both deed and mortgage. The correct legal description of the property that should have been conveyed in said deed and mortgage instruments is as follows:

Lot 57, according to the Map and Survey of Summerchase, Phase 4, as recorded in Map Book 26, Page 111, in the Probate Office of Shelby County, Alabama.

3. This affidavit is being given to clear any questions which may arise in the chain of title to the property as described hereinabove.

Cynthia A. Martin

CYNTHIA A. MARTIN

Given under my hand and official seal this 18th day of March, 2026.



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
03/20/2026 09:54:41 AM
\$25.00 PAYGE
20260320000080730

Allie S. Bayl

Angela M. Brown
Notary Public
My Commission Expires: 10-19-2026

This instrument was prepared by:
Cynthia A. Martin, Attorney
Massey, Stotser & Nichols, P.C.
1780 Gadsden Highway
Birmingham, Alabama 35235

