

Grantor: Mike and Shana Patterson, husband and wife
Grantee: P5 Properties, LLC, an Alabama Limited Liability Company
Instrument No. 20260327000088480

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04/01/2026 11:05:54 AM
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SCRIVENER'S AFFIDAVIT

STATE OF ALABAMA)
COUNTY OF SHELBY)

Before me the undersigned notary public, personally appeared Justin Smitherman, who, after being sworn, deposes and says as follows:

My name is Justin Smitherman; I am over the age of nineteen (19) years and have personal knowledge of the facts set out herein.

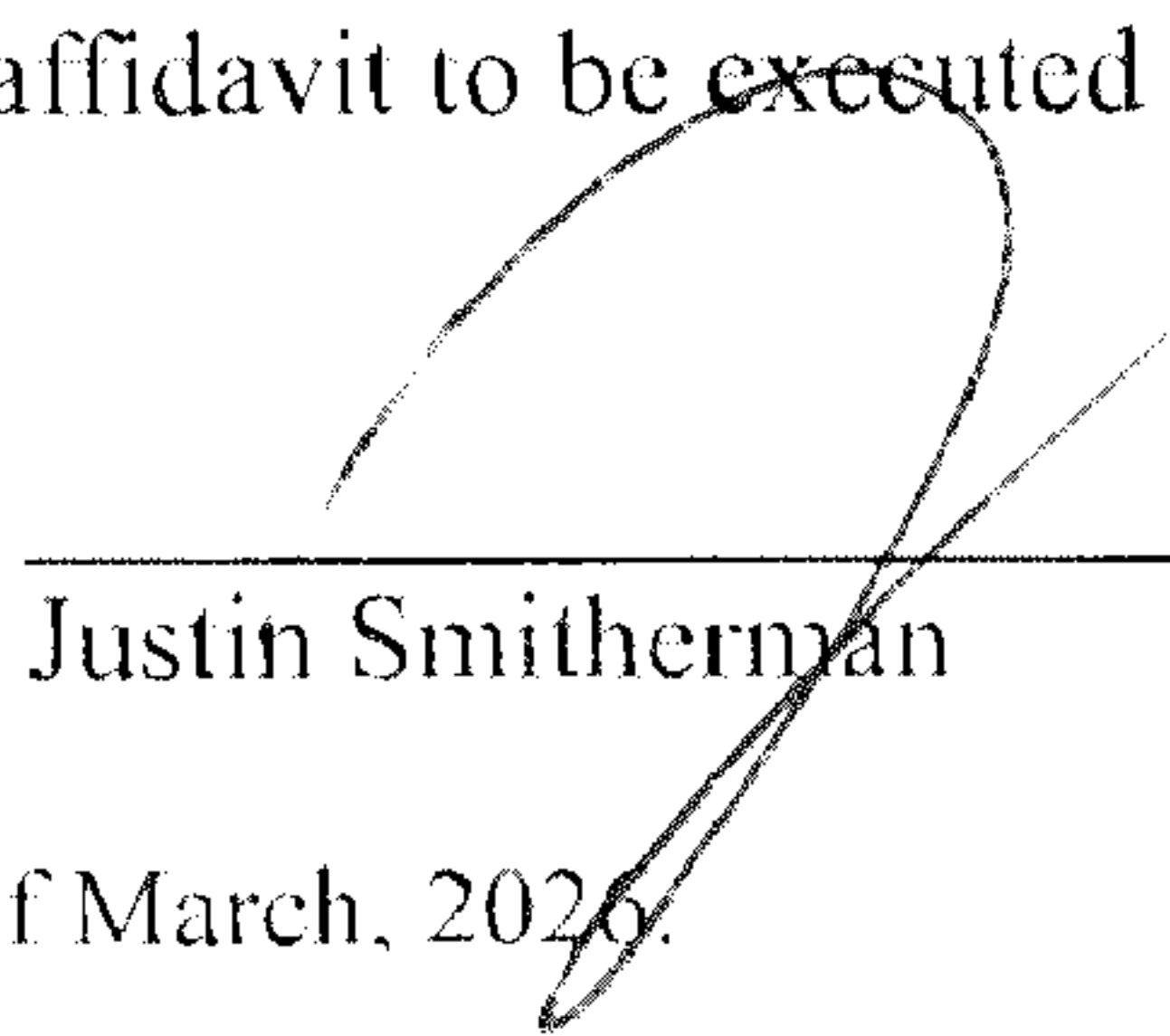
I am a member in good standing with the Alabama State Bar. In my capacity as an attorney at law, I had prepared at my direction and under my supervision, that certain warranty deed that **Michael and Shana Patterson**, a husband and wife, executed in favor of **P5 Properties, LLC**, an Alabama Limited Liability Company and said deed was subsequently recorded in Instrument No. 20260327000088480 in the Office of the Judge of Probate of Shelby County, Alabama.

That certain legal description included on the above referenced instrument was incorrect. The correct legal description is as follows:

SEE ATTACHED EXHIBIT "A".

Further affiant saith not.

In witness thereof, the undersigned has caused this affidavit to be executed on this the 30th day of March, 2026.



Justin Smitherman

Sworn to and subscribed before me on this the 30th day of March, 2026.



Notary Public

My Commission Expires: 10/23/29

NOTE TO PROBATE COURT: Please index under the names of the Grantor and Grantee.

SAMUEL BRYANT CALLAHAN
Notary Public, Alabama State At Large
My Commission Expires Oct. 23, 2029

EXHIBIT "A"**PARCEL 1**

A parcel of land, lying in the Southwest 1/4 of Section 15, and the Southeast 1/4 of the Southeast 1/4 of Section 16, all in Township 21 South, Range 4 West, Shelby County Alabama, lying South of the Norfolk Southern Railroad and East of the centerline of Jesse Creek, being more particularly described as follows:

BEGIN at a 3" open top pipe, being the Northeast Corner of the Southwest 1/4 of the Southwest 1/4 of said Section 15; thence North 89 degrees 54 minutes 19 seconds East for a distance of 160.68 feet; thence South 00 degrees 31 minutes 54 seconds East for a distance of 1318.28 feet; thence North 89 degrees 57 minutes 39 seconds West for a distance of 1480.78 feet to a 3" open top pipe found at the Southwest corner of said Section 15; thence North 00 degrees 41 minutes 47 seconds West for a distance of 140.79 feet to a point in the center of Jesse Creek; thence along the meanderings of the centerline of said creek the following twelve (12) courses: North 40 degrees 09 minutes 11 seconds East for a distance of 346.39 feet to a point on a curve to the left, having a radius of 285.00 feet, a chord bearing of North 17 degrees 57 minutes 45 seconds East and a chord length of 215.28 feet; thence along the arc of said curve for a distance of 220.76 feet to a point; thence North 04 degrees 13 minutes 42 seconds West for a distance of 42.95 feet to a point on a curve to the left, having a radius of 64.00 feet, a chord bearing of North 55 degrees 50 minutes 35 seconds West and a chord length of 100.33 feet; thence along the arc of said curve for a distance of 115.31 feet to a point; thence South 72 degrees 32 minutes 33 seconds West for a distance of 238.43 feet to a point on a curve to the right, having a radius of 94.00 feet, a chord bearing of North 24 degrees 26 minutes 15 seconds West and a chord length of 186.61 feet; thence along the arc of said curve for a distance of 272.41 feet to a point; thence North 58 degrees 34 minutes 56 seconds East for a distance of 254.71 feet to a point on a curve to the left, having a radius of 460.00 feet, a chord bearing of North 49 degrees 22 minutes 32 seconds East and a chord length of 147.20 feet; thence along the arc of said curve for a distance of 147.83 feet to a point; thence North 40 degrees 10 minutes 08 seconds East for a distance of 385.55 feet to a point; thence North 35 degrees 30 minutes 25 seconds East for a distance of 358.35 feet to a point on a curve to the left, having a radius of 268.51 feet, a chord bearing of North 16 degrees 03 minutes 32 seconds East and a chord length of 178.80 feet; thence along the arc of said curve for a distance of 182.28 feet to a point; thence North 03 degrees 23 minutes 20 seconds West, passing the intersection of the centerline of said Jesse Creek with the centerline of Piney Woods Creek, for a distance of 439.61 feet to a point on the South right of way margin of said Norfolk Southern Railroad (100' wide right of way), said point being on a curve to the left, having a radius of 947.50 feet, a chord bearing of South 66 degrees 48 minutes 16 seconds East and a chord length of 255.71 feet; thence along the arc of said curve, and along said right of way, for a distance of 256.50 feet to a point; thence South 74 degrees 33 minutes 35 seconds East, continuing along said right of way, for a distance of 370.78 feet to a point; thence leaving said right of way, South 00 degrees 42 minutes 21 seconds East for a distance of 717.14 feet to the POINT OF BEGINNING. Containing 51.82 acres, more or less.

PARCEL 2

A parcel of land, lying in the Northwest 1/4 of the Southwest 1/4 of Section 15, Township 21 South, Range 4 West, Shelby County Alabama, lying North of the Norfolk Southern Railroad, being more particularly described as follows:

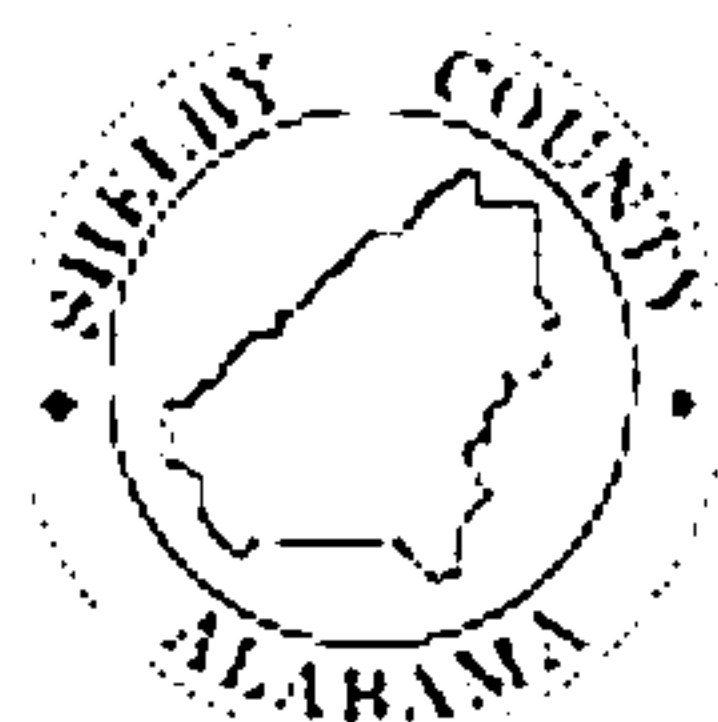
COMMENCE at a 3" open top pipe, being the Northeast Corner of the Southwest 1/4 of the Southwest 1/4 of said Section 15; thence North 00 degrees 42 minutes 21 seconds West for a distance of 821.25 feet to a point on the North right of way margin of Norfolk Southern Railroad (100' wide right of way) and the POINT OF BEGINNING of the parcel herein described; thence along said right of way, the following five (5) courses: North 74 degrees 33 minutes 35 seconds West for a distance of 341.83 feet to a point on a curve to the right, having a radius of 847.50 feet, a chord bearing of North 64 degrees 01 minutes 09 seconds West and a chord length of 310.07 feet; thence along the arc of said curve for a distance of 311.83 feet to a point; thence North 53 degrees 28 minutes 42 seconds West for a distance of 191.83 feet to a point on a curve to the left, having a radius of 772.50 feet, a chord bearing of North 68 degrees 36 minutes 56 seconds West and a chord length of 403.45 feet; thence along the arc of said curve for a distance of 408.18 feet to a point; thence North 83 degrees 45 minutes 11 seconds West for a distance of 58.80 feet; thence leaving said right of way, North 89 degrees 44 minutes 58 seconds East for a distance of 1190.36 feet to an old cart rail found at the Northeast corner of the Northwest 1/4 of the Southwest 1/4 of said Section 15;

thence South 00 degrees 42 minutes 21 seconds East for a distance of 499.75 feet to the POINT OF BEGINNING.
Containing 6.92 acres, more or less.

PARCEL 3

A parcel of land, lying in the Southwest 1/4 of Section 15, Township 21 South, Range 4 West, Shelby County Alabama, being more particularly described as follows:

BEGIN at a 3" pipe found at the Northeast corner of the Southeast 1/4 of the Southwest 1/4 of said Section 15; thence South 00 degrees 31 minutes 54 seconds East for a distance of 1321.00 feet to a 3" capped pipe at the Southeast corner of the Southwest 1/4 of said Section 15; thence North 89 degrees 57 minutes 39 seconds West for a distance of 1163.72 feet; thence North 00 degrees 31 minutes 54 seconds West for a distance of 1318.28 feet; thence North 89 degrees 54 minutes 19 seconds East for a distance of 1163.70 feet to the POINT OF BEGINNING.
Containing 35.25 acres, more or less.



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
04/01/2026 11:05:54 AM
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Allie S. Bayl