

This instrument was prepared by:
(Name) Mitchell A. Spears, Attorney
(Address) P. O. Box 91
Montevallo, AL 35115

Send Tax Notice to:
(Name) Harry D. Hunt
(Address) 44 Overhill Road
Montevallo, AL 35115

CORRECTIVE DEED: This Deed is intended to correct certain defects in the legal description of that certain Deed recorded at Book 109 Page 381, Office of the Probate Judge, Shelby County, AL.

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA }
SHELBY COUNTY } **KNOW ALL MEN BY THESE PRESENTS,**

That in consideration of One Hundred Twenty Seven Thousand Five Hundred (\$127,500.00) DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, John Michael Metrock and wife, Connie Kay Metrock, and Nova LaCross, fka Nova L. Metrock, (herein referred to as grantors) do grant, bargain, sell and convey unto

an unmarried woman
Harry D. Hunt and wife, Susan L. Hunt
(herein referred to as GRANTEES for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate situated in Shelby County, Alabama to-wit:

A parcel of land situated in the SE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 7, Township 22 South, Range 2 West, described as follows: Commence at the SW Corner of the SE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 7, Township 22 South, Range 2 West, Shelby County, Alabama, and run South 81 deg. 28 min. East 560.62 feet to point of beginning; thence continue along last described course 805.27 feet; thence North 39 deg. 12 min. West a distance of 887.00 feet to the South boundary of Overhill Road; thence South 50 deg. 42 min. West a distance of 140.45 feet to a point of curve to the right; said curve having a central angle of 28 deg. 51 min. and a radius of 439.64 feet; thence along said curve an arc distance of 220.83 feet; thence South 10 deg. 28 min. East a distance of 393.46 feet to point of beginning, being situated in Shelby County, Alabama.

Subject to: Mortgage executed by grantees herein to Molton, Allen & Williams, Ltd., an Alabama Limited Partnership, dated January 7, 1987, and recorded January 9, 1987, in Book 109 Page 382 in the Office of the Probate Judge, Shelby County, Alabama, securing \$80,000.00, and Corrective Mortgage executed for the purpose of curing certain defects appearing in the aforesaid Mortgage, as securing the stated sum, and executed on even date herewith.

BOOK 141 PAGE 992

TO HAVE AND TO HOLD to the said GRANTEES for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns for such survivor forever, together with every contingent remainder and right of reversion.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will and my (our) heirs, executors and administrators shall warrant and defend the same to the GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hand(s) and seal(s), this 9th day of June, 19 87

WITNESS

(Seal)

(Seal)

(Seal)

John Michael Metrock (Seal)
John Michael Metrock
Connie Kay Metrock (Seal)
Connie Kay Metrock
Nova LaCross (Seal)
Nova LaCross, fka Nova L. Metrock

STATE OF ALABAMA }
SHELBY COUNTY } **General Acknowledgment**

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that John Michael Metrock and Connie Kay Metrock whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that being informed of the contents of the conveyance they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 9th day of June A.D., 19 87



M. A. Spears

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Nova LaCross, fka Nova L. Metrock whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that being informed of the contents of the conveyance she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 24 day of June, 1987.

(SEAL)

Jammi E. Collier
Notary Public

BOOK 141 PAGE 993

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED

1987 JUL 24 AM 8:08

Thomas P. Swann, Jr.
JUDGE OF PROBATE

1. Deed Tax	\$ <u>Corrected</u>
2. Mtg. Tax	<u> </u>
3. Recording Fee	<u>5.00</u>
4. Indexing Fee	<u>2.00</u>
TOTAL	<u>7.00</u>