



20150223000057030 1/2 \$18.00
Shelby Cnty Judge of Probate, AL
02/23/2015 03:25:34 PM FILED/CERT

14-2822

THIS INSTRUMENT PREPARED BY:
BARNES & BARNES LAW FIRM, P.C.
8028 PARKWAY DRIVE
LEEDS, ALABAMA 35094

Send tax notice to:

ERIC R. HOLLIS and NATALIE J.
HOLLIS
259 ROWNTREE PATH
HELENA, AL 35080

**CORRECTIVE
CORPORATION FORM WARRANTY DEED
JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR**

THIS DEED IS BEING EXECUTED FOR THE PURPOSE OF CORRECTING THE LEGAL
DESCRIPTION IN DEED RECORDED IN 20150116000016000 ON 1/16/15

State Of Alabama
Shelby County

KNOW ALL MEN BY THESE PRESENTS, That in consideration of Two Hundred Seventy-Nine Thousand Two Hundred Forty-Seven and 00/100 Dollars (\$279,247.00)* to the undersigned Grantor, NEWCASTLE CONSTRUCTION, INC., (hereinafter referred to as Grantor, whose mailing address is 3978 PARKWOOD ROAD, BIRMINGHAM, AL 35022), in hand paid by the Grantees herein (whose mailing address is shown above), the receipt of which is hereby acknowledged, the said Grantor does by these presents, grant, bargain, sell and convey unto ERIC R. HOLLIS and NATALIE J. HOLLIS, (herein referred to as Grantees), the following described real estate, situated in Shelby County, Alabama, to-wit:

LOT 96, ACCORDING TO THE SURVEY OF HILLSBORO SUBDIVISION, PHASE III, AS RECORDED IN MAP BOOK 38 PAGE 123 A, B AND C, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

Property address: 259 ROWNTREE PATH, HELENA, AL 35080

*The purchase price or actual value of this conveyance can be verified in the following documentary evidence: Closing Statement

SUBJECT TO:

1. Taxes for the current tax year and any subsequent years.
2. Easements, restrictions, reservations, rights-of-way, limitations, covenants and conditions of record, if any.
3. Mineral and mining rights, if any.
4. Restriction appearing of record in Inst. No. 2006-628061 Inst. No. 2006-567601 Inst. No. 2007-16351 Inst. No. 2006-56759; Inst. No. 2006-13649; Inst. no. 2006-58307 and Inst. No. 2007-16350
5. Easement as set forth in Inst. No. 2006-42215

6. Right of way granted to Alabama Power Company recorded in Inst. No. 2006-61280

\$251,322.00 of the purchase price received above was paid from a purchase money mortgage loan closed simultaneously herewith.

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 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 stated 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 said Grantees, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said Grantor by its , who is authorized to execute this conveyance, hereto set its signature and seal this the 23rd day of January, 2015.

NEWCASTLE CONSTRUCTION, INC.


BY: AMANDA WATSON, COMPTROLLER

STATE OF ALABAMA
Shelby COUNTY

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that AMANDA WATSON AS COMPTROLLER of NEWCASTLE CONSTRUCTION, INC., a corporation 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, he/she, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal this 23rd day of January, 2015.


NOTARY PUBLIC

My Commission Expires: 2/11/16



Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,



20150223000057030 2/2 \$18.00
Shelby Cnty Judge of Probate, AL
02/23/2015 03:25:34 PM FILED/CERT

