

THIS INSTRUMENT WAS PREPARED WITHOUT BENEFIT OF TITLE.
LEGAL DESCRIPTION WAS PROVIDED BY GRANTEE.

This instrument was prepared by:
Mike T. Atchison
Attorney At Law, Inc.
P O Box 822
Columbiana, AL 35051

Send Tax Notice to:
Irene Burgess
5901 Avc. D.
Bessemer, AL 35020

CORRECTIVE QUITCLAIM DEED

STATE OF ALABAMA)
COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS, That in consideration of **ONE DOLLAR and NO/00 (\$1.00)**, and other good and valuable considerations to the undersigned grantor, in hand paid by grantee herein, the receipt whereof is acknowledged, I or we, **Joseph Burgess, a ~~divorce~~^{single} man** (herein referred to as **Grantors**), grant, bargain, sell and convey unto, **Irene Burgess** (herein referred to as **Grantee**), the following described real estate, situated in: SHELBY County, Alabama, to-wit:

See attached Exhibit A for Legal Description.

SUBJECT TO:


1. Ad valorem taxes due and payable October 1, 2015.
2. Easements, restrictions, rights of way, and permits of record.

This deed is given to correct Inst. No. 20120723000262810. This deed is being recorded to establish proper acknowledgement and add the marital status of Joseph Burgess.

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said Grantees, their heirs and assigns, and 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 said Grantees, heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 15th day of April, 2015.

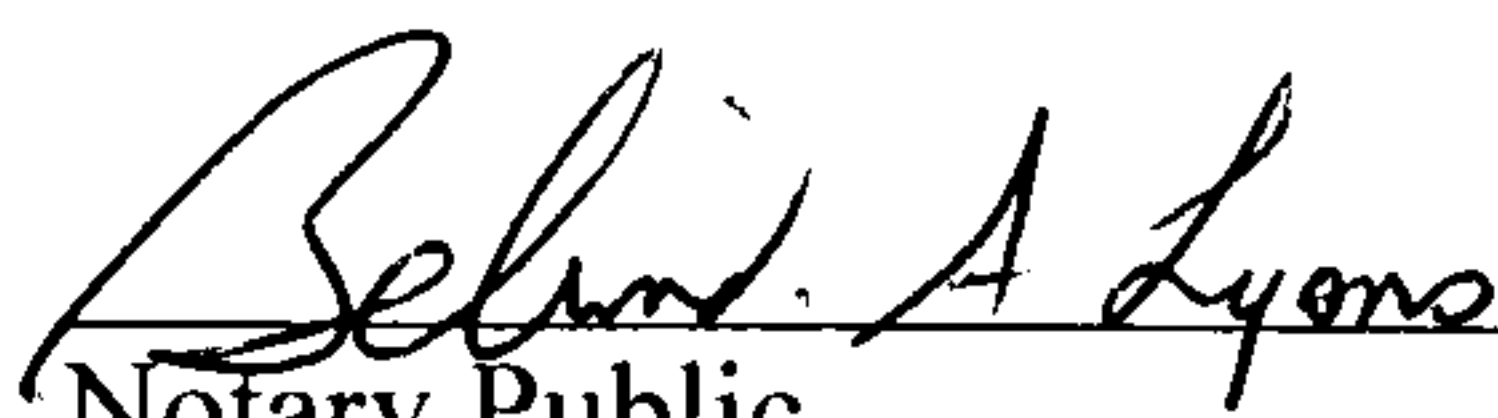


Joseph Burgess


STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **Joseph Burgess, a ~~divorce~~^{single} man**, 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 15th day of April, 2015.



Notary Public
My Commission Expires: May 20, 2018

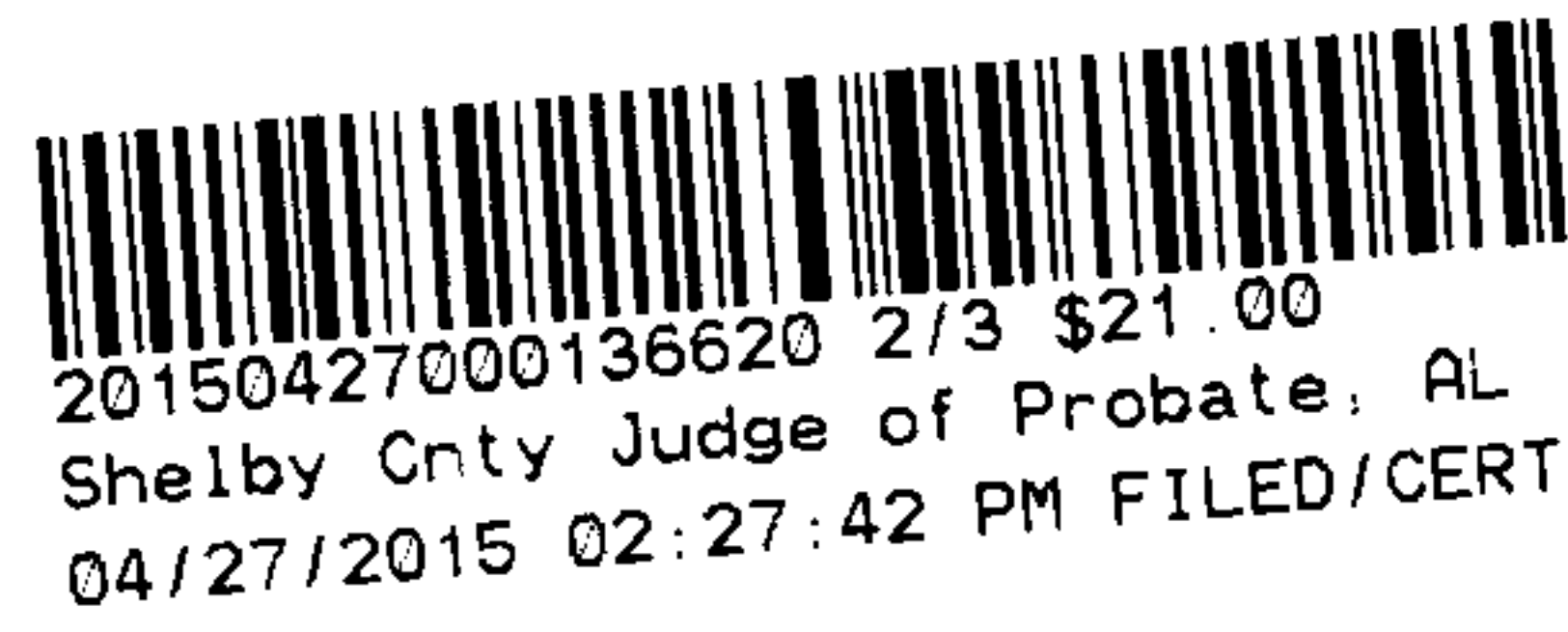

20150427000136620 1/3 \$21.00
Shelby Cnty Judge of Probate, AL
04/27/2015 02:27:42 PM FILED/CERT

Shelby County, AL 04/27/2015
State of Alabama
Deed Tax: \$10.00



EXHIBIT "A"

From the NW corner of the SE 1/4 of the SE 1/4, Section 3, Township 19 South, Range 2 East; run South along the West boundary of said 1/4-1/4, a distance of 121.57 feet; thence left 136 degrees 08 minutes a distance of 376.74 feet to the point of beginning; thence continue a distance of 210.00 feet; thence right 83 degrees 30 minutes a distance of 210 feet; thence right 96 degrees 00 minutes a distance of 233.78 feet; thence right 91 degrees 30 minutes a distance of 210.67 feet to the point of beginning, being a part of the East half of the SE 1/4, Section 3, Township 19 South, Range 2 East. Situated in Shelby County, Alabama.



Real Estate Sales Validation Form

This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1

Grantor's Name Joseph Burgess
Mailing Address 905 Ninth Ave, Mcdon AL
Property Address Vacant Property, Vincent, AL

Grantee's Name Irene Burgess
Mailing Address 5901 Ave D, Bessemer AL 35020
Date of Sale 4-15-15
Total Purchase Price \$1.00
or Actual Value
or Assessor's Market Value

The purchase price or actual value claimed on this form can be verified in the following documentary evidence: (check one) (Recordation of documentary evidence is not required)

Bill of Sale, Sales Contract, Closing Statement, Appraisal, Other [checked] Corrective Deed

If the conveyance document presented for recordation contains all of the required information referenced above, the filing of this form is not required.

Instructions

Grantor's name and mailing address - provide the name of the person or persons conveying interest to property and their current mailing address.

Grantee's name and mailing address - provide the name of the person or persons to whom interest to property is being conveyed.

Property address - the physical address of the property being conveyed, if available.

Date of Sale - the date on which interest to the property was conveyed.

Total purchase price - the total amount paid for the purchase of the property, both real and personal, being conveyed by the instrument offered for record.

Actual value - if the property is not being sold, the true value of the property, both real and personal, being conveyed by the instrument offered for record. This may be evidenced by an appraisal conducted by a licensed appraiser of the assessor's current market value.

If no proof is provided and the value must be determined, the current estimate of fair market value, excluding current use valuation, of the property as determined by the local official charged with the responsibility of valuing property for property tax purposes will be used and the taxpayer will be penalized pursuant to Code of Alabama 1975 § 40-22-1 (h).

I attest, to the best of my knowledge and belief that the information contained in this document is true and accurate. I further understand that any false statements claimed on this form may result in the imposition of the penalty indicated in Code of Alabama 1975 § 40-22-1 (h).

Date 4/15/15

Print Joseph Burgess

Unattested

AC (verified by)

Sign [Signature] Grantor/Grantee/Owner/Agent circle one



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