

This instrument prepared by
(Name) WALLACE, ELLIS, HEAD & FOWLER, ATTORNEYS AT LAW

(Address) Columbiana, Alabama 35051

Form 1-1-27 Rev. 1-66

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of ONE AND NO/100 (\$1.00) DOLLAR and love and affection

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, Mary Tom Milstead and husband, Victor Milstead, 115 Carter Lane, Columbiana, Alabama

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

/ Victor Oliver Milstead and Tommy Gray Milstead

(herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

Commencing at the point of intersection of the North sidewalk line of East College Street with the West curb line of Thompson Street in the Town of Columbiana, and run thence South 61 degrees 30 minutes West, a distance of 270 feet to the point of beginning of the lot herein described and conveyed; continue thence South 61 degrees 30 minutes West, a distance of 108 feet; thence run North 12 degrees 30 minutes West, a distance of 303 feet; thence run North 79 degrees 30 minutes East, a distance of 105 feet; run thence South 12 degrees 30 minutes East, a distance of 283 feet to point of beginning and being known as a part of Lot 70, W. J. Horsley's Map of Columbiana, Alabama. Situated in Shelby County, Alabama.

LESS AND EXCEPT that property conveyed to James B. Nichols by Deed dated February 3, 1958, and recorded in Deed Book 191, Page 406, in the Probate Records of Shelby County, Alabama.

There is reserved in favor of Grantors and the last survivor of them, a life estate in and to the property herein conveyed.

It is intended to describe in this conveyance, all property which is owned by Grantors in the City of Columbiana, Alabama, whether correctly described above or not.

This is a deed of correction to correct the erroneous description contained in that certain deed dated May 8, 1980, and recorded in Deed Book 326, Page 305, in the Office of the Judge of Probate of Shelby County, Alabama.

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

IN WITNESS WHEREOF, WE have hereunto set OUR hands(s) and seal(s), this 12th day of July, 1982

Mary Tom Milstead

(Mary Tom Milstead)

Victor Milstead

(Victor Milstead)

STATE OF ALABAMA

SHELBY

COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Mary Tom Milstead and husband, Victor Milstead 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 12th day of July, A. D., 1982

Virginia Beasley

Notary Public.