

THIS INSTRUMENT PREPARED BY:

Thomas L. Stewart, 1507 City Federal Building, Birmingham, Alabama 35203

CORRECTIVE WARRANTY DEED (Without Survivorship)

STATE OF ALABAMA)
JEFFERSON COUNTY)

KNOW ALL MEN BY THESE PRESENTS

THIS DEED IS FILED TO CORRECT THE LEGAL DESCRIPTION IN THAT DEED FILED FOR RECORD IN BOOK 045 PAGE 464 IN THE PROBATE COURT OF SHELBY COUNTY, ALABAMA AND FILED FOR RECORD ON OCTOBER 18, 1985.

That in consideration of Eight Thousand Dollars (\$8,000.00) to the undersigned grantor(s) Grady T. Isbell, an unmarried man, in hand paid by William K. Massengill, the receipt whereof is hereby acknowledged, the said Grady T. Isbell does grant, bargain, sell and convey unto the said William K. Massengill the following described real estate, situated in Shelby County, Alabama, to-wit:

Begin at the NW corner of the SW $\frac{1}{4}$ of SE $\frac{1}{4}$ of Section 34, Township 18, South, Range 1 West, Thence South along the west line of said $\frac{1}{4}$ $\frac{1}{4}$ section 414.86 Ft. thence 87°00' to the left in an easterly direction 315.00 Ft. Thence 93°00' to the left 414.86 Ft. Thence 87°00' to the left 315.00 Ft. to the point of beginning. Containing 3 Acres.

ALSO: a 20.00 foot easement to the above described property, and as described as follows: Commence at the NW corner of the SW $\frac{1}{4}$ of SE $\frac{1}{4}$ of Section 34, Township 18 South, Range 1 West, Thence South along the west line of said $\frac{1}{4}$ $\frac{1}{4}$ section 206.15 Ft. thence 87°00' to the left in an easterly direction 197.17 Ft. to the point of beginning of the center line of said 20 feet easement, (10 feet each side of the following described lines) thence 60°04' to the left 226.03 feet thence 60°04' to the right in an easterly direction 405.48 feet to the westerly right of way line of Denavant Valley Road and the end of the easement.

TAX ASSESSOR'S NOTE: For assessment purposes, assess in name of grantees(s) named above, at Route 1, Box 820, Leeds, Alabama 35094..

TO HAVE AND TO HOLD, to the said GRANTEE(S), their assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEE(S), their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances (except as above noted), 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 GRANTEE(S), their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal on this the 28 day of January, 1986.

Grady T. Isbell
GRADY T. ISBELL
his mark

WITNESS

STATE OF ALABAMA)
JEFFERSON COUNTY)

General Acknowledgment

I, the undersigned, a Notary Public in and for said State and in said County, hereby certify that Grady T. Isbell, an unmarried man, whose name(s) are signed to the foregoing conveyance, and who is/are known to me, acknowledged before me on this day, that being informed of the contents of the conveyance, the same was executed voluntarily on the day the same bears date.

GIVEN under my hand and official seal on this the 28 day of

January, 1986.

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

Corrected
1986 FEB -7 AM 8:12

James P. Henderson, Jr.
JUDGE OF PROBATE

Notary Public

GORHAM, WALDREP, STEWART & KENDRICK

ATTORNEYS AT LAW
18TH FLOOR
CITY FEDERAL BUILDING
BIRMINGHAM, ALABAMA