

CORRECTIVE DEED

This instrument was prepared by

(Name) Thomas L. Foster, Attorney

(Address) 1201 No. 19th St., B'ham, Al. 35234

Send Tax Notice To: Hugh E. Shivers

name

804 Gables Drive

address B'ham, Al. 35244

WARRANTY DEED-

STATE OF ALABAMA

JEFFERSON

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Thousand and no/100 (\$1,000.00) Dollars and for the purpose of clearing title

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, Hugh E. Shivers and wife, Sarah F. Shivers

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto Riverchase Properties, an Alabama General Partnership

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

Unit 702, Building 7, in The Gables, a Condominium, a condominium located in Shelby County, Alabama, as established by Declaration of Condominium and By-Laws thereto as recorded in Real Volume 10, page 177 and amended in Real Volume 27, page 733, Real Volume 50, Page 327 and Real Volume 50, page 340 and re-recorded in Real 50, page 942, Real 165, page 578, and amended in Real 59, page 19 and further amended by Corporate Volume 30, page 407 and in Real 96, page 855, and Real 97, page 937 and By-Laws as shown in Real Volume 27, page 733 and then amended in Real Volume 50, page 325, further amended by Real 189, page 222 together with an undivided interest in the common elements, as set forth in the aforesaid mentioned Declaration, said Unit being more particularly described in the floor plans and architectural drawings of The Gables Condominium as recorded in Map Book 9, pages 41 thru 44, and amended in Map Book 9, page 135, Map Book 10, page 49 and further amended by Map Book 12, page 50 in the Probate Office of Shelby County, Alabama.

Subject to ad valorem taxes for the current tax year.

Also subject to easements, restrictions and encumbrances of record.

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 20th day of December, 19 88.

STATE OF ALABAMA
I CERTIFY THAT
INSTRUMENT WAS FILED
Corrected
89 JAN -3 PM 2:53

1. Deed Tax \$ —

2. Mtg Tax —

3. Recording Fee 2.50

4. Indexing Fee 1.00

TOTAL \$ 3.50
(Seal)

Hugh E. Shivers (Seal)
Hugh E. Shivers

Sarah F. Shivers (Seal)
Sarah F. Shivers

STATE OF ALABAMA

JEFFERSON

COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Hugh E. Shivers and wife, Sarah F. Shivers whose name is 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 20th day of December, A. D., 19 88

[Signature]
Notary Public