

This is a corrective deed, to correct the legal description.

This form furnished by: **Cahaba Title, Inc.**

Eastern Office
(205) 833-1571
FAX 833-1577

Riverchase Office
(205) 988-5600
FAX 988-5905

This instrument was prepared by:

(Name) ✓ Candace Roberson
(Address) 373 Southern Hills Drive
Calera, AL 35040

Send Tax Notice to:

(Name) Michael E. and Candace Roberson
(Address) 373 Southern Hills Drive
Calera, AL 35040

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA
Shelby COUNTY } **KNOW ALL MEN BY THESE PRESENTS,**

That in consideration of Sixteen thousand, five hundred and no/100***** DOLLARS
to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, we,
William M. Schroeder, Sr and wife, Dorothy D. Schroeder
(herein referred to as grantors), do grant, bargain, sell and convey unto
Michael E. Roberson and wife, Candace Roberson
(herein referred to as GRANTEES), as joint tenants, with right of survivorship, the following described real estate, situated in
Shelby County, Alabama, to-wit:

Lot 19, according to the Survey of Country View Estates, Phase I,
as recorded in Map Book 10 page 10 in the Probate Office of Shelby
County, Alabama; being situated in Shelby County, Alabama. *

This property does not constitute the homestead of the grantor.

03/01/1996-06746
02:16 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 HCB 25.00

Inst # 1996-11633
04/10/1996-11633
08:57 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 HCB 9.50

* ALSO: The following described additional land:

Commence at the Northwest corner of said Lot 19, Country View Estates, Phase I,
as recorded in Map Book 10 page 10 in the Office of the Judge of Probate of Shelby
County, Alabama and run thence Southwesterly along the West line of said Lot 19
a distance of 175.89 feet to the point of beginning of the property being described:
thence continue along last described course 134.11 feet to a point; thence turn
89 deg. 01 min. 18 sec. left and run 120.17 feet to a point; thence turn 90deg.
49 min. 42 sec. left and run 132.06 feet to a point; thence turn 88 deg. 00 min.
00 sec. left and run 120.0 feet to the point of beginning.

All being situated in the $W\frac{1}{2}$ of the $W\frac{1}{2}$ of Sec. 23, Twn 22 South, Range 2 West, Shelby County.

TO HAVE AND TO HOLD, Unto the said GRANTEES as joint tenants, with right of survivorship, their heirs and assigns forever;
it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint
lives of the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee,
and, if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common.

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 noted
above; that I (we) have 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 GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set out hand(s) and seal(s) this 27th
day of February, 19 96.

WITNESS

(Seal)

(Seal)

(Seal)

William M. Schroeder, Sr. (Seal)
William M. Schroeder, Sr. (Seal)
Dorothy D. Schroeder (Seal)
Dorothy D. Schroeder

STATE OF ALABAMA
Shelby County } General Acknowledgment
I, the undersigned

William M. Schroeder, Sr. & Dorothy D. Schroeder, a Notary Public in and for said County, in said State, hereby
certify that William M. Schroeder, Sr. & Dorothy D. Schroeder, 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,
has executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 27th day of February A.D., 19 96.

My Commission Expires April 9, 1999

My Commission Expires:

Bill Davis
Notary Public