

This instrument prepared by:
John Hollis Jackson, Jr.
Attorney at Law
P. O. Box 1818
Clanton, AL 35046

Inst # 1996-37904

CORRECTION WARRANTY DEED

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS: That in consideration of One and no/100 (\$1.00) Dollar to the undersigned grantor, in hand paid by the grantee herein, the receipt whereof is acknowledged, I, **Phillip Wayne Davis** (herein referred to as grantor), grant, bargain, sell and convey unto **Gregory D. Bush** (herein referred to as grantee), the following described real estate, situated in Shelby County, Alabama, to-wit:

That certain parcel of land in the Town of Montevallo, Alabama, described as follows:

Commencing at the center of Section 3, Township 24 North, Range 12 East and run thence North with the land line North 1 degree 35 minutes West a distance of 838.6 feet to a point 30 feet South of the centerline of the Calera Centreville paved Highway; run thence North 85 degrees 50 minutes West 322 feet along with and parallel to said Highway to the Northeast corner of Lot 1, according to Wilson Subdivision in Map Book 3 Page 62; run thence South 4 degrees 11 minutes East a distance of 1100 feet to the point of beginning of the lot herein described and conveyed, being the Southeast corner of Lot 21 of Wilson Subdivision in Map Book 3 page 62; run thence North 4 degrees 11 minutes West 80 feet to the Northeast corner of the property herein conveyed; run thence South 85 degrees 45 minutes West 195 feet; run thence South 4 degrees 11 minutes East a distance of 240 feet to a fence; run thence in a Northeasterly direction along said fence a distance of 250 feet to the point of beginning; being Lots 21 and 23, according to the survey of Wilson's Subdivision No. 1, in the Town of Montevallo, Alabama, as shown by map recorded in Map Book 3 Page 62, in the Judge of Probate of Shelby County, Alabama; being situated in Shelby County, Alabama. LESS AND EXCEPT, however, the following described real estate: Lot 21, according to the Survey of Wilson's Subdivision Number 1 as recorded in Map Book 3, at Page 62 in the Probate Office of Shelby County, Alabama; being situated in the SW $\frac{1}{4}$ of Section 3, Township 24 North, Range 12 East, Shelby County, Alabama; being situated in Shelby County, Alabama.

11/15/1996-37904
12:35 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCD 12.00


The grantor herein certifies that the above described real estate constitutes no part of his present homestead.

This instrument is given for the purpose of correcting an error contained in the legal description of that certain warranty deed from the grantor herein to the grantee herein as the same is recorded as Instrument No. 1994-34444 in the Office of the Judge of Probate of Chilton County, Alabama.

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

~~And said grantor does for himself and for his heirs and assigns covenant with the said~~
grantee, his heirs and assigns, that he is lawfully seized in fee simple of said premises; that it is free from all encumbrances, unless otherwise noted above; that he has a good right to sell and convey the same as aforesaid; that he will and his heirs and assigns shall warrant and defend the same to the said grantee, his heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal, this the 6 day
of Nov, 1996.


Phillip Wayne Davis

STATE OF ALABAMA

CHILTON COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Phillip Wayne Davis, 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 the 6th day of November, 1996.


Notary Public
MY COMMISSION EXPIRES APRIL 16, 2000

Address of Grantee:
510 Hicks Street, Apt. G
Montevallo, AL 35115

Inst # 1996-37904

11/15/1996-37904
12:35 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 HCB 12.00