

Corrective QUITCLAIM DEED - Lawyers Title Insurance Corp. - Birmingham, Alabama

Inst # 1998-36423

STATE OF ALABAMA, Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of One Dollar and pursuant to Final Decree of Divorce

in hand paid to the undersigned, the receipt whereof is hereby acknowledged, the undersigned Ricky J. Wagner, ~~an unmarried man~~ <sup>married man</sup> R/W hereby remises, releases, quit claims, grants, sells, and conveys to Jean O. Wagner

(hereinafter called Grantee), all his right, title, interest and claim in or to the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 11, Block 3, according to the Survey of Cahaba Valley Estates, 4th Sector, as recorded in Map Book 5, Page 127, in the Probate Office of Shelby County, Alabama LESS AND EXCEPT: Commence at the Southwest corner of said Lot 10 and the southeast corner of Lot 11, Block 3, Cahaba Valley Estates Fourth Sector; thence run North along the East line of said Lot 11, 180.00 feet to the point of beginning; thence turn left 90 degrees 00'00" and run West 4.0 feet; thence turn right 90 degrees, 00'00" and run North 55.19 feet; thence turn right 90 degrees 00'00" and run East 4.0 feet; thence turn right 90 degrees 00'00" and run South along said lot line 55.19 feet to the point of beginning. Situated in Shelby County, Alabama.

NOTICE: RICKY J. WAGNER IS DUE \$15,000.00 FROM THE SALE OF THIS PROPERTY PER DIVORCE DECREE OF THE CIRCUIT COURT OF SHELBY COUNTY, ALABAMA, DATED OCTOBER 7, 1992, CASE NUMBER DR 91-368. THIS CONSTITUTES A LIEN ON SUBJECT PROPERTY.

THIS PROPERTY DOES NOT CONSTITUTE THE HOMESTEAD OF THE GRANTOR OR HIS SPOUSE.

TO HAVE AND TO HOLD to said GRANTEE forever.

Given under MY hand and seal, this 14th day of September 19 98

Witnesses:

Ricky J. Wagner (SEAL)
Ricky Wagner
Bill [unclear] (SEAL)
Janice [unclear] (SEAL)
Janie [unclear] (SEAL)

STATE OF Georgia Alabama
COUNTY OF Fulton Jefferson

I, the undersigned authority, a Notary Public

in and for said County, in said State, hereby certify that Ricky J. Wagner, ~~an unmarried man~~ <sup>married</sup> R/W

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, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 14th day of September 19 98

Janetta Shea
Notary Public, Fulton County, Georgia
My Commission Expires Jan. 24, 1999

This instrument was prepared by

09/17/1998-36423
11:22 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE

Name \_\_\_\_\_

Address \_\_\_\_\_

001 CRH 9.50