

CORRECTIVE DOCUMENT REFILED TO STATE THAT KAREN DENISE FANTS AND KAREN DENISE GLASS ARE ONE AND THE SAME

Document prepared by:
Barksdale & Johnson, LLC
13 Office Park Circle, Ste. 12
Birmingham, AL 35223

Tax Notice:
Jewell Ann Franks
118 Stratford Circle
Pelham, AL 35124

GENERAL WARRANTY DEED

STATE OF ALABAMA

COUNTY OF SHELBY }

} KNOW ALL MEN BY THESE PRESENTS,

THAT IN CONSIDERATION OF One Hundred Fifty Eight Thousand and no/100 (\$158,000.00) to the undersigned grantor (whether one or more), in hand paid by the grantee(s) herein, the receipt whereof is acknowledged, we, Karen Denise Fant and her husband Jerry Fant.

KAREN DENISE FANTS IS ONE AND THE SAME AS KAREN DENIS GLASS (herein referred to as Grantor(s)) grant, sell, bargain and convey unto Jewell Ann Franks,

(herein referred to as Grantee(s)), the following described real estate situated in Shelby County, Alabama to wit:

Lot 35, according to the Survey of Stratford Place, Phase V, as recorded in Map Book 15, page 81, in the Probate Office of Shelby County, Alabama.

Subject to easements, restrictions, mineral and mining rights and subject to current taxes not yet due.

\$50,000.00 of the above recited consideration has been paid from the proceeds of a purchase money mortgage closed herewith.

TO HAVE AND HOLD the aforegranted premises in fee simple to the said GRANTEE, and his/her heirs, successors and assigns forever.

And said GRANTOR does for him/herself, his/her heirs, successors and assigns, covenant with said GRANTEE, his/her successors and assigns, that GRANTOR is lawfully seized in fee simple of said premises, that they are free from all encumbrances; that GRANTOR has a good right to sell and convey the same as aforesaid, and that he will and his/her heirs, successors and assigns shall, warrant and defend the same to the said GRANTEE, his/her successors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR has hereto set his signature this the 17th day of June, 1999.

GRANTOR(S):

 (Seal)
Karen Denise Fant

 (Seal)
Jerry Fant

STATE OF ALABAMA
COUNTY OF JEFFERSON }

06/06/1999-33033
11:13 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE

I, Todd H. Barksdale, a Notary Public in and for the County of Jefferson and the State of Alabama, hereby certify that, Karen Denise Fant and her husband Jerry Fant 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 this deed, acknowledged and executed the same voluntarily on the day the same bears date.

Given under my hand this 17th day of June, 1999.


Notary Public
My Commission expires: 2/20/01

Inst # 1999-26045

06/22/1999-26045
10:07 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 000 116.30

Inst # 1999-26045

Inst # 1999-33033