

This instrument was prepared by:
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Send tax notice to:

**CORRECTION WARRANTY DEED, JOINT TENANTS
WITH RIGHT OF SURVIVORSHIP**

STATE OF ALABAMA
COUNTY OF SHELBY

06/19/2000-20272
08:59 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
NOT 06 12.00

KNOW ALL MEN BY THESE PRESENTS, That in consideration of One Dollar and other valuable consideration to the undersigned GRANTOR/S in hand paid by the GRANTEE/S herein, the receipt whereof is acknowledged, Merel Eugene Upton and wife, Jimmie Nell Upton, by and through their attorney in fact, Darlene U. Eason and W. David Upton and wife, Ann Yeilding Upton (herein referred to as GRANTOR/S) do grant, bargain, sell and convey unto Jessie M. Morson and wife, Janet Elaine Morson (herein referred to as GRANTEE/S) for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate situated in Shelby County, Alabama to-wit:

The W $\frac{1}{2}$ of the NW $\frac{1}{4}$ of Section 34, Township 21 South, Range 1 West, Shelby County, Alabama; LESS AND EXCEPT the following described property: Begin at the SE corner of the S $\frac{1}{4}$ of the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 34, Township 21 South, Range 1 West; thence run North along the East line of said $\frac{1}{4}$ - $\frac{1}{4}$ Section a distance of 670.85 feet; thence turn an angle of 91° 26' 33" to the left and run a distance of 325 feet; thence turn an angle of 88° 33' 23" to the left and run a distance of 670.33 feet; thence turn an angle of 91° 21' 11" to the left and run a distance of 235.00 feet to the point of beginning. Being the East 325.00 feet of the S $\frac{1}{4}$ of the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 34, Township 21 South, Range 1 West, Shelby County, Alabama and containing 5.00 acres.

ALSO: the right of ingress and egress to the public generally over and along a road easement 60 feet in width along the South line of SW $\frac{1}{4}$ of SE $\frac{1}{4}$ of NW $\frac{1}{4}$ commencing at the intersection of said South line of said SW $\frac{1}{4}$ of SE $\frac{1}{4}$ of NW $\frac{1}{4}$ and the North boundary of Alabama Highway No. 25 R.O.W. and extending in a direction westward to the East line of said W $\frac{1}{2}$ of NW $\frac{1}{4}$ of said Section 34, Township 21, Range 1 West. Situated in Shelby County, Alabama.

LESS AND EXCEPT: Begin at the SE corner of the S $\frac{1}{4}$ of the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 34, Township 21 South, Range 1 West; thence run North, along the East line of the said $\frac{1}{4}$ $\frac{1}{4}$ Section a distance of 730.85 feet to the point of beginning of the parcel herein conveyed; thence run North along the East line of the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$ and the NW $\frac{1}{4}$ of NW $\frac{1}{4}$ of Section 34, Township 21 South, Range 1 West a distance of 670.85 feet; thence turn an angle of 91° 26' 33" to the left and run a distance of 325.00 feet; thence turn an angle of 88° 33' 23" to the left and run a distance of 670.33 feet; thence turn an angle of 91° 21' 11" to the left and run a distance of 325.00 feet to the point of beginning. Said parcel of land herein conveyed containing 5.00 acres and being located in the N $\frac{1}{2}$ of the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$ and the NW $\frac{1}{4}$ of NW $\frac{1}{4}$ of Section 34, Township 21 South, Range 1 West. ALSO, a 60 ft. easement, 30.00 feet on either side of a centerline described as: Commence at the SE corner of the S $\frac{1}{4}$ of the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 34, Township 21 South, Range 1 West; thence run North along the East line of said $\frac{1}{4}$ $\frac{1}{4}$ Section a distance of 30.00 feet to the point of beginning; thence turn an angle of 88° 38' 53" to the right and run a distance of 580 feet, more or less, to the NW right of way line of Alabama State Hwy No. 25, and the point of ending.

This deed is made to correct an error in a previous conveyance involving the same parties, the purpose of which is to include Ann Upton as a Grantor and to correct the description to reflect a conveyance to Ellis Bentley, Jr. in March of 1981 that was not LESS and EXCEPTED from the previous deed.

And I/we do for myself/ourselves and for my/our heirs, executors, and administrators covenant with the said GRANTEE/S, his/her/their heirs and assigns, that I/we am/are lawfully seized in fee simple of said premises; that he/she/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 said GRANTEE/S, his/her/their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I/we have hereunto set our hands and seals, this 7th day of JUNE, 2000.

W. David Upton
W. DAVID UPTON

Ann Yeilding Upton
ANN YEILDING UPTON

Merel Eugene Upton by Darlene
MEREL EUGENE UPTON, by and
through his attorney in fact
Darlene U. Eason

Jimmie Nell Upton by Darlene
JIMMIE NELL UPTON, by and
through her attorney in
fact, Darlene U. Eason

STATE OF ALABAMA
COUNTY OF _____

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that W. David Upton and wife, Ann Yeilding Upton, whose name/s is/are signed to the foregoing conveyance, and who is/are known to me, acknowledged before me on this date, that, being informed of the contents of the conveyance he/she/they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this _____ day of _____, 2000.

NOTARY PUBLIC

My commission expires:

STATE OF ALABAMA
COUNTY OF Winston

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Merel Eugene Upton and wife, Jimmie Nell Upton, by and through their attorney in fact, Darlene U. Eason, whose name/s is/are signed to the foregoing conveyance, and who is/are known to me, acknowledged before me on this date, that, being informed of the contents of the conveyance he/she/they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 7th day of June, 2000.

Arnette Jones
NOTARY PUBLIC

My commission expires: 4-4-2001

Inst # 2000-20272

06/19/2000-20272
08:59 AM CERTIFIED
WILSON COUNTY JUDGE OF PROBATE
12.00