

20020816000389170 Pg 1/2 15.00  
Shelby Cnty Judge of Probate, AL  
08/16/2002 10:35:00 FILED/CERTIFIED

**SEND TAX NOTICE TO:**  
John Phillips

Value \$ 1000.00

This instrument was prepared by  
**C. Stephen Trimmier**  
Trimmier Law Firm  
2737 Highland Avenue  
Birmingham, Alabama 35205

**CORRECTIVE  
WARRANTY DEED**

**STATE OF Alabama**  
**Jefferson COUNTY**

**KNOW ALL MEN BY THESE PRESENTS:**

That in consideration of ~~Twenty~~ <sup>Twenty</sup> Five Thousand Dollars and no cents (\$25,000.00)

To the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged,  
**YELLOWLEAF ESTATES, INC.**  
(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

**John Phillips** (herein referred to as grantee, whether one or more), the following described real estate, situated in **Shelby County, Alabama**, to-wit:

Lot 232 A, a resurvey of lot 232 Yellowleaf Ridge Estates, Second Sector, as recorded in Map Book 26, Page 108, in the Office of the Judge of Probate of Shelby County, Alabama.

Subject to (1) Taxes for year 2000 and subsequent years not yet due and payable until October 1, 2001. (2) Easements, restrictions, reservations, rights-of-way, limitations, covenants and conditions of record, if any. (3) Mineral and mining rights, if any (4) Mortgage of record, if any.

This deed is correcting the legal description in that certain deed recorded in Inst. #2001-28915

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

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the 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 a 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 **GRANTEES**, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, Grantors have hereunto set his/her/their hand(s) and seal(s), this August 30, 2001

**YELLOWLEAF ESTATES, INC.**  
By:  (Seal)  
Donald M. Acton, its managing member

**STATE OF ALABAMA**  
**JEFFERSON COUNTY**

**General Acknowledgment**

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Donald M. Acton whose name as is its managing member of **YELLOWLEAF ESTATES, INC.** 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 as such office and with full authority

have executed the same voluntarily on the day the same were made.

Given under my hand and official seal this 30th day of August, 2001.

Naomi Permon  
Notary Public.  
(Seal)

5/28/03

WARRANTY DEED  
Closers' Choice

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