

This instrument was prepared by

Send Tax Notice To: John D. Powell

(Name) William H. Halbrooks  
#1 Independence Plaza, Suite 704  
(Address) Birmingham, Alabama 35209

name  
108 Canter Way  
address  
Alabaster, Alabama 35007

**CORRECTIVE - Given to correct deed recorded in Inst. 2000-20577.**

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

STATE OF ALABAMA

Jefferson COUNTY

} KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Five Hundred and no/100----- (\$500.00) Dollars

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

John D. Powell and wife, Joyce P. Powell

(herein referred to as grantors) do grant, bargain, sell and convey unto

John Denoon Powell, individually and Joyce M. Punch-Powell, Trustee of

The Joyce M. Punch Living Trust

(herein referred to as GRANTEES) ~~as joint tenants with right of survivorship,~~ the following described real estate situated in

Shelby County, Alabama to-wit:

See attached Legal Description.

Subject to current taxes, easements and restrictions of record.

John D. Powell is one and the same person as John Denoon Powell.

Joyce P. Powell is one and the same person as Joyce M. Punch and Joyce M. Punch Powell.

TO HAVE AND TO HOLD Unto the said GRANTEES ~~as joint tenants with right of survivorship,~~ their heirs and assigns, forever; ~~it being the intention of the parties to this conveyance that upon the death of either party the entire interest in the premises shall vest in the surviving party and the heirs and assigns of the surviving party and the heirs and assigns of the deceased party shall take as tenants in common.~~

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, we have hereunto set our hand(s) and seal(s), this 21st day of November, ~~19~~ 2002.

\_\_\_\_\_  
(Seal)  
\_\_\_\_\_  
(Seal)  
\_\_\_\_\_  
(Seal)

John D. Powell (Seal)  
Joyce P. Powell (Seal)

STATE OF ALABAMA

Jefferson COUNTY

General Acknowledgment

I, the undersigned John D. Powell and Joyce P. Powell, a Notary Public in and for said County, in said State, hereby certify that whose name(s) are they signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 21st day of November, A.D., ~~19~~ 2002.

William H. Halbrooks

Notary Public

### LEGAL DESCRIPTION

Unit 30, in Saddle Lake Farms Condominium, a Condominium located in Shelby County, Alabama as established by Declaration of Condominium as recorded in Inst. No. 1995-17533 and Articles of Incorporation of Saddle Lake Farms Association, Inc., as recorded in Inst. No. 1995-17530, in the Office of the Judge of Probate of Shelby County, Alabama, together with an undivided 1/174 interests in the Common Elements of Saddle Lake Farms Condominium as set out in the said Declaration of Condominium, said unit being more particularly described in the floor plans and architectural drawings of Saddle Lake Farms Condominium as recorded in Map Book 20, Page 20 A & B, in the Probate Office of Shelby County, Alabama.

Minerals and mining rights excepted.