

INSTRUMENT PREPARED WITHOUT BENEFIT OF TITLE SEARCH

This instrument was prepared by

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Montevallo, AL 35115-0091

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20040628000350730 Pg 1/1 12.00
Shelby Cnty Judge of Probate, AL
06/28/2004 10:25:00 FILED/CERTIFIED

Send Tax Notice to:

(Name) Billy G. Rockco and Pauline E. Rockco

(Address) P. O. Box 44

Montevallo, AL 35115

***MINIMUM VALUE: \$10,000.00 ***

C O R R E C T I V E

Warranty Deed, Jointly For Life With Remainder To Survivor

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of **ONE DOLLAR (\$1.00) AND OTHER GOOD AND VALUABLE CONSIDERATION** to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

BILLY G. ROCKCO and wife, PAULINE E. ROCKCO (also known as ELIZABETH H. ROCKCO)

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

BILLY G. ROCKCO, PAULINE E. ROCKCO, STEPHEN P. ROCKCO and DEBORAH L. MARTIN

(herein referred to as GRANTEES for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, the following described real estate situated in **SHELBY** County, Alabama to-wit:

A parcel of land situated in the East half of the SE ¼ of Section 4, Township 24 North, Range 12 East in Shelby County, Alabama and more exactly described as follows:

Commence at the northeast corner of the NE ¼ of the SE ¼ of said Section 4; thence run south 49 degrees, 45 minutes west 597.0 feet; thence run north 30 degrees, 25 minutes west 261.07 feet to the southeast border of Highway 25; thence run south 35 degrees, 02 minutes west along said border 635.32 feet; thence turn an angle to the right of 90 degrees and run 70.0 feet to the northwest border of said Highway and the point of beginning of the tract herein described; thence turn an angle of 02 degrees, 46 minutes to the right and run 126.82 feet; thence turn an angle of 90 degrees, 00 minute to the left and run 70 feet; thence turn an angle of 90 degrees, 00 minute to the left and run 126.12 feet to the northwest right of way of said Highway; thence run in a northwesterly direction along said right of way a distance of 70.0 feet to the point of beginning.

THIS IS A CORRECTIVE DEED INTENDED TO CORRECT THE ERRONEOUS LEGAL DESCRIPTION CONTAINED WITHIN THAT CERTAIN WARRANTY DEED RECORDED IN THE OFFICE OF THE PROBATE JUDGE, SHELBY COUNTY, ALABAMA, AT INSTRUMENT NUMBER 2003-0410000220210.

SOURCE OF TITLE: Quitclaim Deed recorded in the Office of the Probate Judge, Shelby County, Alabama, at Instrument Number 2002-0923000458360.

PAULINE E. ROCKCO IS ONE AND THE SAME PERSON AS ELIZABETH H. ROCKCO, AS REFERENCED IN THE ABOVE-DESIGNATED SOURCE OF TITLE.

TO HAVE AND TO HOLD to the said GRANTEES for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns for such survivor 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 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 June, 2004.

Billy G. Rockco
BILLY G. ROCKCO
Pauline E. Rockco
PAULINE E. ROCKCO

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **Billy G. Rockco and Pauline E. Rockco**, 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 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 June, 2004.

Shelby J. Spear
Notary Public

My commission expires: 9/4/06