

Send tax notice to: Ruby B. McMongial, 134 Hickory Point Dr. Helena, Al. 35080

This instrument was prepared by: Maxwell D. Carter, 1023 Edenton St., Birmingham.
Al. 35242

CORRECTIVE DEED
WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

State of Alabama
County of Shelby

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of **Ten and no/100 (\$10.00)** Dollars and other good and valuable consideration to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, **Ruby B. McMonigal, an unmarried woman** (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

Ruby McMonigal, Von E. McMonigal, Elaine M. Sabo and Thomas R. McMonigal (herein referred to as grantees) as joint tenants with right of survivorship, , the following described real estate, situated in **Shelby** County, Alabama, to-wit:

Lot 8, according to the Survey of Hickory Point, as recorded in Map Book 23, page 43 in the Probate Office of Shelby County, Alabama.

.Subject to: All easements, restrictions and rights of way of record.

THIS DEED CORRECTS THE DEED RECORDED IN INSTRUMENT #20050305000104430
BY ADDING THE MARITAL STATUS OF THE GRANTOR.

Grantor Ruby B. McMonigal is one and the same person as Ruby McMonigal.

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 (unless joint tenancy hereby created is severed or terminated during the joint lives of the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee and if one does not survive the other, then the heirs and assigns of the grantees herein 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 hands(s) and seal(s) this 29th day of December, 2009.

Ruby B. McMonigal by Elaine M. Sabo, her Attorney in Fact
RUBY MCMONIGAL BY Elaine M. Sabo as her Attorney in Fact *Fact*

State of Alabama
Shelby County

I, the undersigned, a Notary Public in and for said County in said State hereby certify that Elaine M. Sabo under Special Durable Power of Attorney for Ruby McMonigal, an unmarried woman, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me that being informed of the contents of the conveyance, she in her capacity as such Attorney in Fact under Special Durable Power of Attorney for Ruby McMonigal, has executed the same voluntarily on the day the same bears date.

Given under my hand this the 29th day of December, 2009.


NOTARY PUBLIC
My commission expires:

Maxwell D Carter
Notary Public
My Commission Expires 7-12-2010