

SEND TAX NOTICE TO:
Jennifer F. Johnston
3121 Mac Ian Lane
Birmingham, AL 35242

This instrument was prepared by

(Name) A. Eric Johnston, Esquire

(Address) 1200 Corporate Drive, Suite 107, Birmingham, Alabama 35242

WARRANTY DEED
CORRECTIVE DEED

Source of Title:
Bk 306 p116
Bk 297 p218

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS:

Bk 006 p701
Bk 006 p703

That in consideration of \$1.00 and other good and valuable consideration to the undersigned grantor, in hand paid by the grantee herein, the receipt whereof is acknowledged, we, A. Eric Johnston, a married man and wife, Jennifer F. Johnston and Bobbie H. Johnston, an unmarried woman, (herein referred to as grantors), grant, bargain, sell and convey unto Jennifer F. Johnston, a married woman (herein referred to as grantee), the following described real estate, situated in Shelby County, Alabama, to wit:

A parcel of land situated in the SE 1/4 of the SE 1/4 of Section 12, Township 19 South, Range 2 West, Shelby County, Alabama, being more particularly described as follows:

Commence at a 5/8" rebar located at the NE corner of Lot 6 Block 17 of Lincoln Park as recorded in Map Book 3 Page 145 in the Office of the Judge of Probate in Shelby County, Alabama; thence run easterly along the projected north line of Lot 6 for a distance of 46.47 feet to a 5/8" rebar at the POINT OF BEGINNING; thence turn right 14°24'51" and run southeasterly for a distance of 63.57 feet to a rear capped EDG; thence turn right 94°44'24" and run southwesterly a distance of 160.61 feet to a rear capped EDG; thence turn right 85°11'57" and run northwesterly a distance of 30.50 feet to a 5/8" rebar; thence turn right 83°00'33" and run northeasterly a distance of 161.31 feet to the POINT OF BEGINNING. Said parcel of land contains 7,529 sq. ft., more or less.

Subject to: unpaid taxes, mortgages, easements, rights of way, and other encumbrances of record.

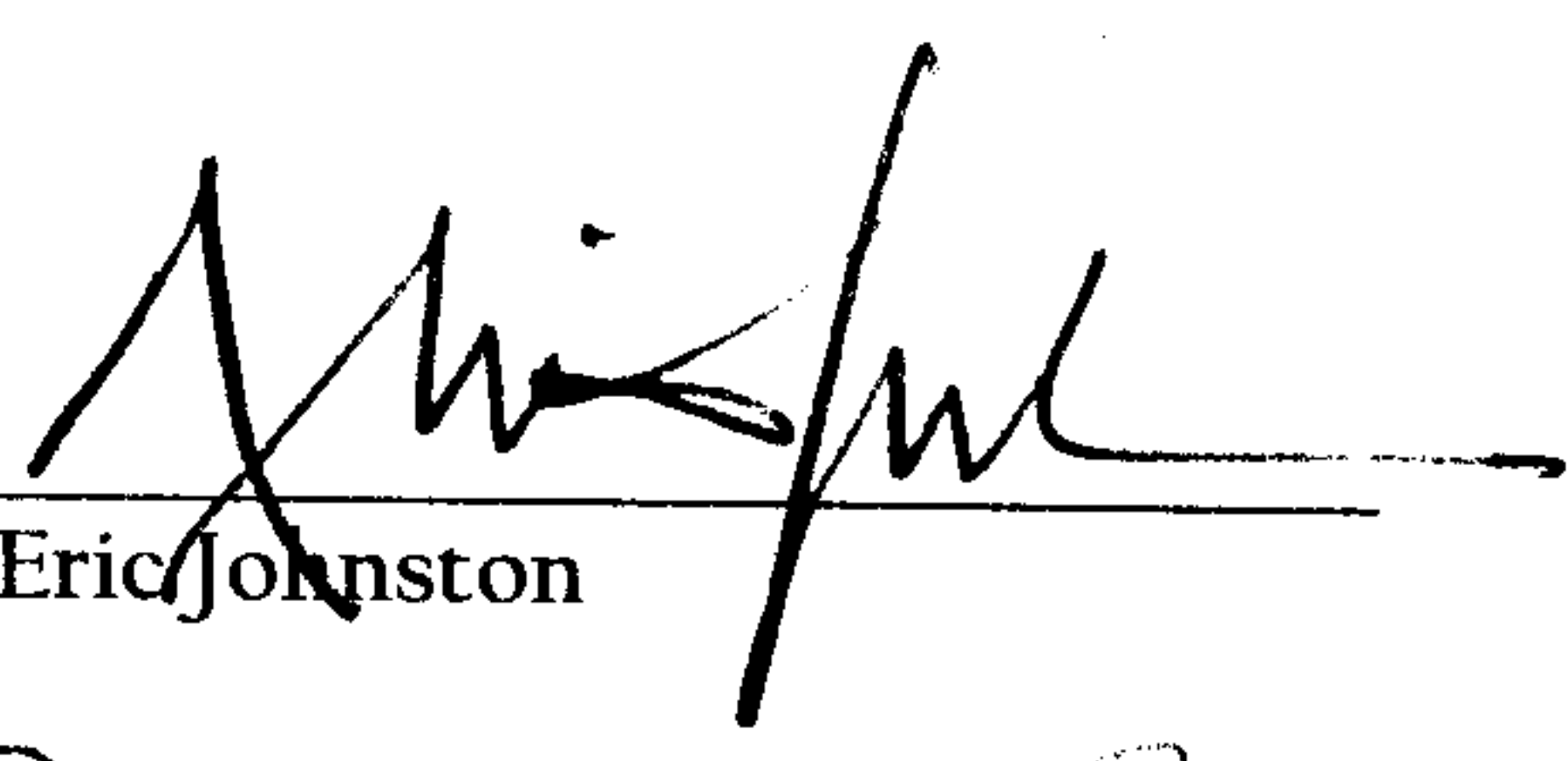
NO TITLE OPINION GIVEN.

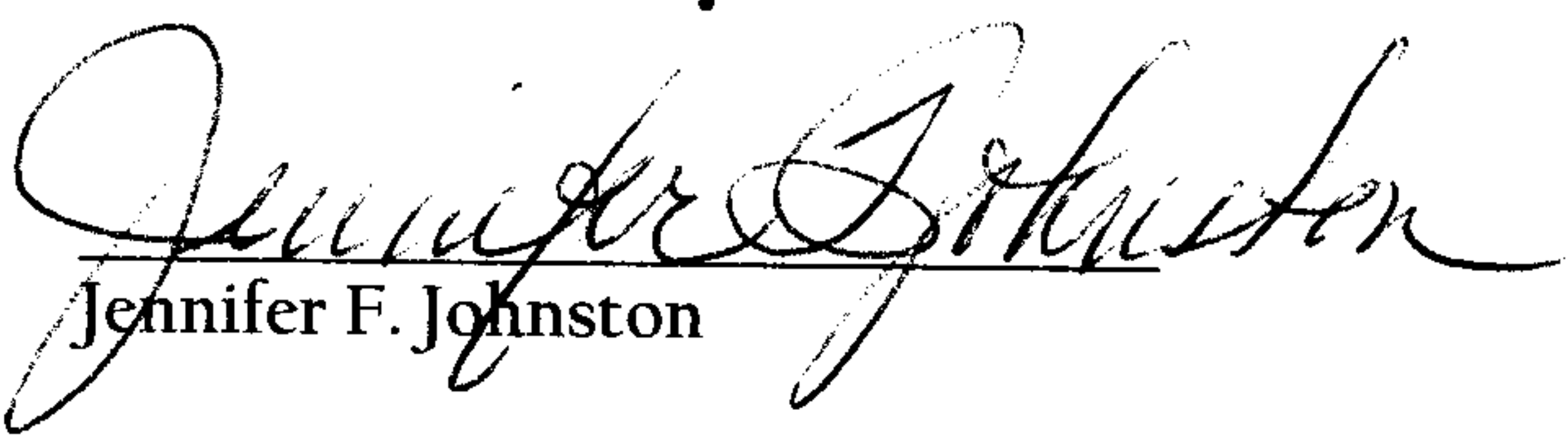
This is a corrective deed pursuant to Section 40-22-1, 1975 *Code of Alabama*. The purpose of this deed is to correct and adjust a contiguous property line of two parcels of real property already owned by family members.

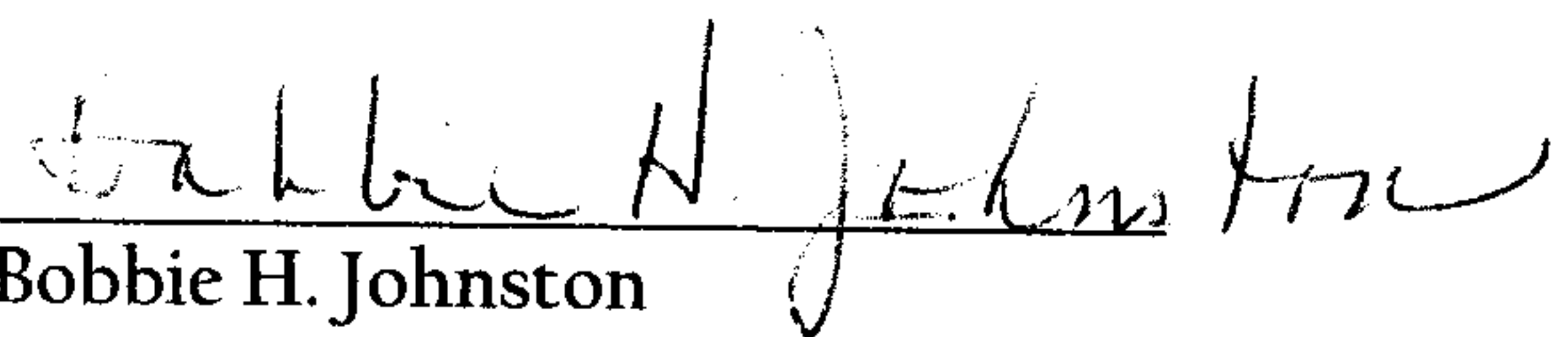
TO HAVE AND TO HOLD to the said grantee, her heirs and assigns forever.

And we do for ourselves and for our heirs, executors, and administrators covenant with the said GRANTEE, her heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and our heirs, executors and administrators shall warrant and defend the same to the said GRANTEE, her heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands and seals, this 19th day of May, 2011.


A. Eric Johnston


Jennifer F. Johnston


Bobbie H. Johnston

STATE OF ALABAMA)
SHELBY COUNTY)

General Acknowledgment

I, Pamela M. Moman, a Notary Public in and for said County, in said State, hereby certify that **A. Eric Johnston**, whose name 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 19th day of May, 2011.

Pamela M. Moman

Notary Public

My Commission Expires: 12-14-2012

STATE OF ALABAMA)
SHELBY COUNTY)

General Acknowledgment

I, Pamela M. Moman, a Notary Public in and for said County, in said State, hereby certify that **Jennifer F. Johnston**, whose name 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, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 19th day of May, 2011.

Pamela M. Moman

Notary Public

My Commission Expires: 12-14-2012

STATE OF ALABAMA)
SHELBY COUNTY)

General Acknowledgment

I, Pamela M. Moman, a Notary Public in and for said County, in said State, hereby certify that **Bobbie H. Johnston**, whose name 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, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 19th day of May, 2011.

Pamela M. Moman

Notary Public

My Commission Expires: 12-14-2012