


This instrument prepared by:
Christa C. Ketchum
Attorney at Law
1220 Alford Avenue
Birmingham, AL 35226

SEND TAX NOTICE TO:
Elizabeth C. Stevenson and
Robert L. Keene
113 Bentmoor Circle
Helena, AL 35080

CORRECTIVE WARRANTY DEED

STATE OF ALABAMA

SHELBY COUNTY


20140214000041990 1/2 \$18.00
Shelby Cnty Judge of Probate, AL
02/14/2014 02:37:57 PM FILED/CERT

KNOW ALL MEN BY THESE PRESENTS, That in consideration of the sum of Two Hundred Fourteen Thousand Nine Hundred And No/100 Dollars (\$214,900.00) paid by the grantee herein, the receipt of which is hereby acknowledged, I/we, **K. Brian Scott and Jennifer L. Houghton-Scott**, husband and wife, (hereinafter grantor, whether one or more), do grant, bargain, sell and convey unto **Elizabeth C. Stevenson and Robert L. Keene** (hereinafter Grantees), as joint tenants with rights of survivorship, all of my/our right, title and interest in the following described real estate, situated in Shelby County, Alabama.

Lot 1217, according to the map of First Addition, Old Cahaba, Phase III, recorded in Map Book 28, Page 133, in the Office of the Judge of Probate of Shelby County, Alabama.

Subject to current taxes, all matters of public record, including, but not limited to easements, restrictions of record, and other matters which may be viewed by observation.

One Hundred Seventy-One Thousand Nine Hundred Twenty And No/100 Dollars (\$171,920.00) of the consideration recited herein is from the proceeds of a purchase money mortgage of even date herewith.

TO HAVE AND TO HOLD unto the said Grantees as joint tenants, with rights of survivorship, their heirs and assigns, forever; it being the intention of the parties to this conveyance that (unless the joint tenancy 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.

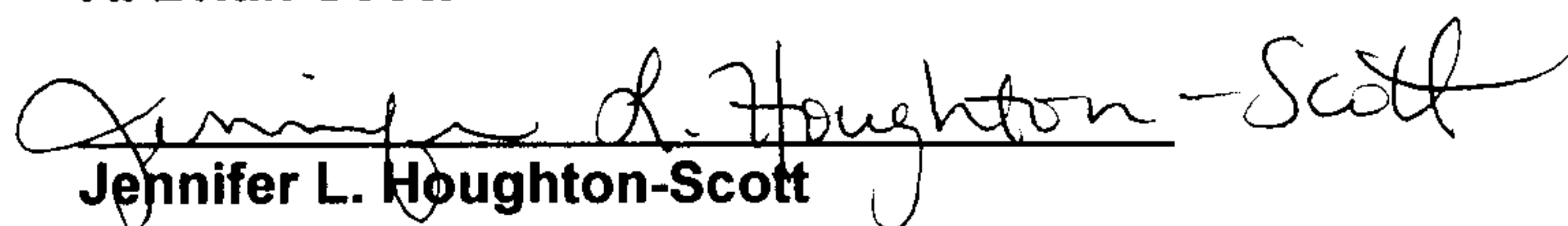
Grantor does, for Grantor and for Grantor's heirs, executors and administrators covenant with the said Grantees as joint tenants, with rights of survivorship, their heirs executors and administrators, that Grantor is lawfully seized in fee simple of said premises; that it is free from all encumbrances, unless otherwise noted above; that Grantor has a good right to sell and convey the same as aforesaid; that Grantor will and Grantor's heirs, executors and administrators shall warrant and defend the same to the said Grantees, and their heirs, executors and administrators forever, against the lawful claims of all persons.

THIS CORRECTIVE DEED IS BEING FILED TO CORRECT THE CONSIDERATION AMOUNT LISTED IN THE DEED RECORDED AS INSTRUMENT #20140107000006460, THE CORRECT CONSIDERATION AMOUNT BEING \$214,900.00.

IN WITNESS WHEREOF, the undersigned have hereunto set our hands and seals on January 17, 2014.



K. Brian Scott



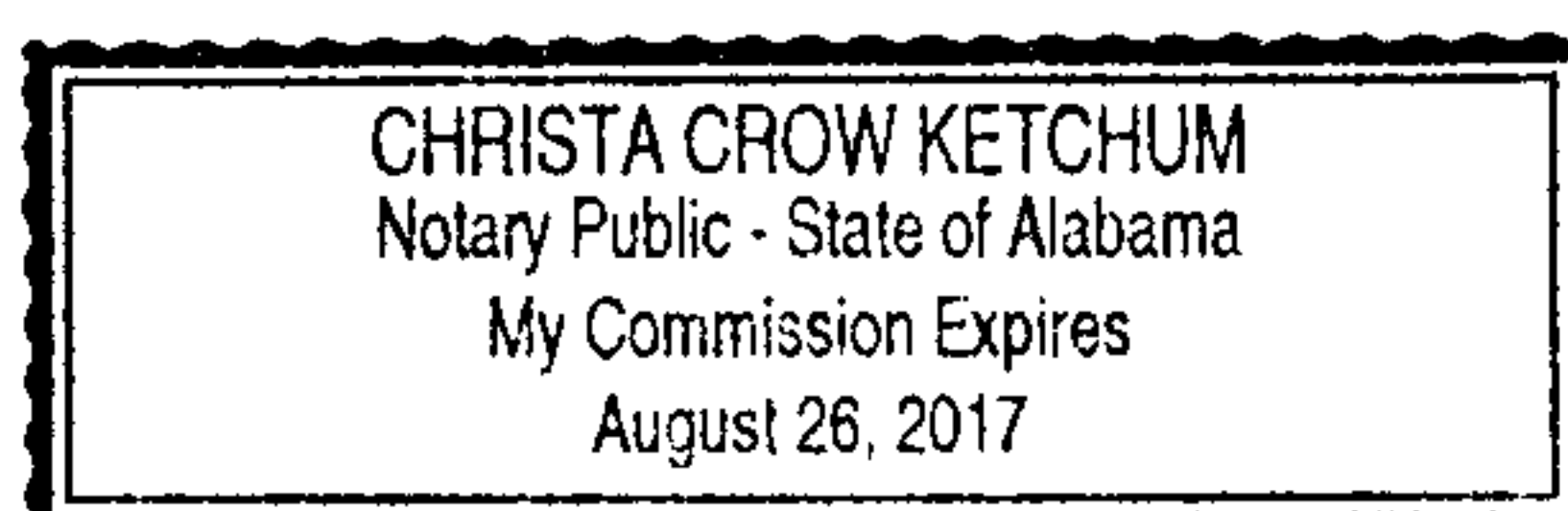
Jennifer L. Houghton-Scott

STATE OF ALABAMA
JEFFERSON COUNTY

I, the undersigned, Notary Public, in and for said County in said State, hereby certify that K. Brian Scott and Jennifer L. Houghton-Scott, whose names are signed to the foregoing instrument, and who are known to me, acknowledged before me on this day that, being informed of the contents of the instrument, they executed the same voluntarily on the day of the same bears date.

Given under my hand and Official seal this 17th day of January, 2014.


Notary Public



**THIS IS A CORRECTIVE DEED BEING FILED FOR THE SOLE PURPOSE OF CORRECTING THE
CONSIDERATION AMOUNT LISTED IN THE DEED RECORDED AS INSTRUMENT #20140107000006460,
THE CORRECT CONSIDERATION AMOUNT BEING \$214,900.00.**

Grantor's Name K. Brian Scott and Jennifer L.
Houghton-Scott

Grantee's Name Elizabeth C. Stevenson and Robert L.
Keene

Mailing Address 113 Bentmoor Circle
Helena, AL 35080

Mailing Address 3803 Farrington Circle
Birmingham, AL 35223

Property Address 113 Bentmoor Circle
Helena, AL 35080

Date of Sale January 2, 2014

Total Purchase Price \$214,900.00

or

Actual Value \$ _____

or

Assessor's Market Value \$ _____



20140214000041990 2/2 \$18.00
Shelby Cnty Judge of Probate, AL
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The purchase price or actual value claimed on this form can be verified in the following documentary evidence:
(check one) (Recordation of documentary evidence is not required)

____ Bill of Sale

____ Appraisal

____ Sales Contract

____ Other: _____

X Closing Statement

If the conveyance document presented for recordation contains all of the required information referenced above,
the filing of this form is not required.

Instructions

Grantor's name and mailing address - K. Brian Scott and Jennifer L. Houghton-Scott, 113 Bentmoor Circle,
Helena, AL 35080.

Grantee's name and mailing address - Elizabeth C. Stevenson and Robert L. Keene, 3803 Farrington Circle,
Birmingham, AL 35223.

Property address - 113 Bentmoor Circle, Helena, AL 35080

Date of Sale - January 2, 2014.

Total purchase price - The total amount paid for the purchase of the property, both real and personal, being
conveyed by the instrument offered for record.

Actual Value - if the property is not being sold, the true value of the property, both real and personal, being
conveyed by the instrument offered for record. This may be evidenced by an appraisal conducted by a licensed
appraiser or the assessor's current market value.

If no proof is provided and the value must be determined, the current estimate of fair market value, excluding
current use valuation, of the property as determined by the local official charged with the responsibility of valuing
property for property tax purposes with be used and the taxpayer will be penalized pursuant to Code of Alabama
1975 & 40-22-1 (h).

I attest, to the best of my knowledge and belief that the information contained in this document is true and
accurate. I further understand that any false statements claimed on this form may result in the imposition of the
penalty indicated in Code of Alabama 1975 & 40-22-1 (h).

Date: January 2, 2014

Sign Christa Peterson
Agent