

This instrument was prepared by:
Anthony D. Snable, Attorney
Snable, Chaney & Snable, L.L.C.
2112 11th Avenue South, Suite 528
Birmingham, AL 35205

Send Tax Notices to:
Jerry Donald McNeel
Henrietta McNeel
315 Ashville Circle
Montevallo, AL 35115

CORRECTIVE

STATUTORY WARRANTY DEED
JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP

STATE OF ALABAMA)

JEFFERSON COUNTY)

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Hundred Thirty Seven Thousand and No/100--(\$137,000.00) Dollars, to the undersigned Grantor(s), Steven R. Sears as Personal Representative of the Estate of Marcia Janis Mockett Sears, deceased, Probate Case No.2014-000316, (herein referred to as Grantor(s), in hand paid by the Grantee(s) herein, the receipt and sufficiency of which is hereby acknowledged, the said Grantor(s) do(es) by these presents, grant(s) bargain(s), sell(s) and convey(s) unto the said Jerry Donald McNeel and Henrietta McNeel, (herein referred to as Grantee(s)), the following described real estate, situated in Shelby County, Alabama to-wit:

Lots 22 and 33, according to the Survey of Hubbard and Givan's Subdivision of the NW ¼ of the NE ¼ of Section 21, Township 22 South, Range 3 West, as recorded in Map Book 3, Page 128, in the Probate Office of Shelby County, Alabama.

Subject to:

1. Advalorem taxes for the current tax year, 2014.
2. Easements, conditions, restrictions and reservations of record, if any.

\$130,150.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

THIS IS A CORRECTIVE DEED AND IS GIVEN TO CORRECT ERROR IN THE LEGAL DESCRIPTION OF THAT CERTAIN DEED RECORDED IN INSTRUMENT NO. 20140701000198800 IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

TO HAVE AND TO HOLD, to 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 the 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.

TO HAVE AND TO HOLD, to the said Grantee, his/her heirs and assigns forever.

IN WITNESS WHEREOF, the undersigned has hereto set his/her/their signature(s) and seal(s) this the 24 day of September, 20 14.



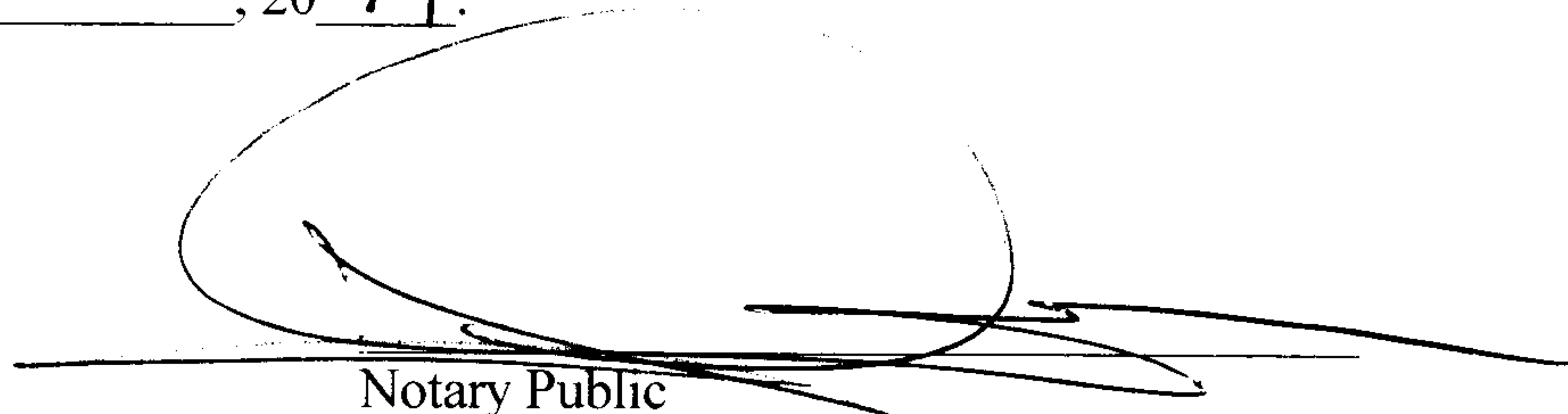
Steven R. Sears, as Personal Representative of the Estate of Marcia Janis Mockett Sears, deceased, Probate Case No. 2014-000316

STATE OF ALABAMA)

SHELBY COUNTY)

I, the undersigned, a Notary Public in and for said State and in said County, hereby certify that Steven R. Sears, whose name as Personal Representative of the Estate of Marcia Janis Mockett Sears, deceased, Probate Case No. 2014-000316, 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 as such Personal Representative and with full authority, executed the same voluntarily for and as the act of said Estate.

GIVEN under my hand and official seal on this the 24 day of September, 20 14.



Notary Public

{NOTARIAL SEAL}

My Commission Expires: 11-10-15



20140925000300240 2/2 \$18.00
Shelby Cnty Judge of Probate, AL
09/25/2014 08:15:51 AM FILED/CERT