

Send Tax Notice To:
Magnolia Management Group
3491 Helena Road
Helena, Alabama 35080

This instrument prepared by:
G. Alan Smith, Esquire
2976 Pelham Parkway
Suite C
Pelham, Alabama 35124

CORRECTIVE WARRANTY DEED

****TITLE NOT EXAMINED BY PREPARER****

Corrects inst: 20131223000489950

STATE OF ALABAMA)
) **KNOW ALL MEN BY THESE PRESENTS**
SHELBY COUNTY)

That in consideration of **Five Thousand and 00/100 Dollars (\$5,000.00)** to the undersigned grantor in hand paid by the Grantee herein, the receipt whereof is acknowledged, **Yelah Limited Partnership f/k/a Habshey Family Limited Partnership**, herein referred to as grantor does grant, bargain, sell and convey unto **Magnolia Management Group, Inc.**, herein referred to as Grantee, the following described real estate situated in Shelby County, Alabama, to wit:

A parcel of land situated in Section 15, Township 20 South, Range 3 West, Shelby County, Alabama, containing 10,135 square feet, more or less, described as follows:

Commence at the intersection of the South right-of-way of an alley and the West right-of-way of State Highway #261; thence run West along said alley right of way a distance of 349.49 feet (355.09' Meas.) to the POINT OF BEGINNING; thence continue Westerly along last course a distance of 40.00 feet; thence turn 90° 27' 02" and run Southerly 270 feet (249.55' Meas.) to a point on the North bank of Buck Creek; thence left 78° 41' 55" and run Southeasterly along the North side of said creek 40 feet (40.79' Meas.); thence turn left 101° 18' 05" and run Northerly 257.71 feet (257.23' Meas.) to the POINT OF BEGINNING.

According to the survey of Rodney Y. Shiflett, Ala. Reg. No. 21784, dated June 18, 2002.

Subject to all easements, restrictions, rights-of-way and covenants of record.

Habshey Family Limited Partnership legal name change to Yelah Limited Partnership July 23, 2004.

This deed is being re-recorded due to Inc. being inadvertently omitted from the Grantee's name in the body and also to reflect the correction of LLC to Inc. in the notary.

TO HAVE AND TO HOLD Unto the said Grantee her heirs and assigns, forever.

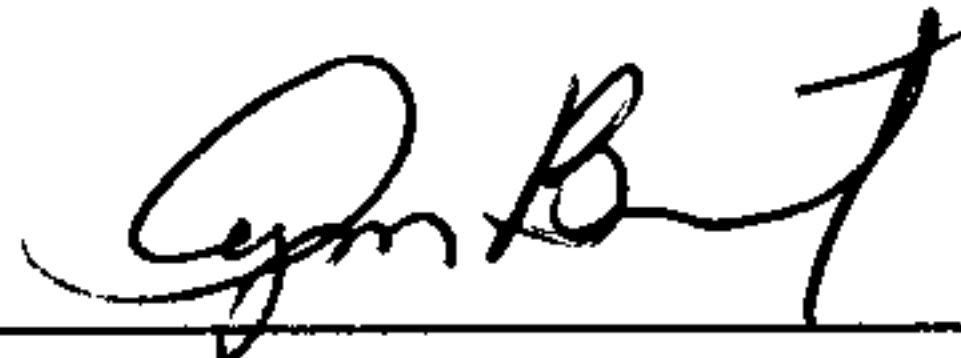
And I do for myself and for my heirs, executors, and administrators covenant with the said GRANTEE, her heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above, that I have a good right to sell and convey the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

IN WITNESS WHEREOF, I hereunto set my hand and seal this the 19th day of August, 2014.

WITNESS:

YELAH LIMITED PARTNERSHIP,
BY ITS GENERAL PARTNER,
MAGNA MANAGEMENT, INC.

(Seal)



(Seal)
Ana Graciela E. Montalvo, President,
Magna Management, Inc.


20140929000304230 1/2 \$18.00
Shelby Cnty Judge of Probate, AL
09/29/2014 12:00:31 PM FILED/CERT

STATE OF Panama)
)
Panama COUNTY)
)
COUNTRY OF Panama)

I, Juliett Ivett Osorio Caicedo, a Notary Public in and for said County, in said State, in Country of Panama hereby certify that Ana Graciela E. Montalvo, whose name as President of Magna Management, Inc., General Partner of Yelah Limited Partnership, a corporation 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 and with full authority as such officer for such corporation in its capacity as President on the day the same bears date.

Given under my hand and official seal this 19 day of August, 2014

Juliett Ivett Osorio Caicedo
Notary Public
My Commission Expires: 2019



20140929000304230 2/2 \$18.00
Shelby Cnty Judge of Probate, AL
09/29/2014 12:00:31 PM FILED/CERT