



20150318000085710 1/4 \$24.00
Shelby Cnty Judge of Probate, AL
03/18/2015 04:21:58 PM FILED/CERT

THIS INSTRUMENT PREPARED BY:
Ellis, Headm Owens & Justice
Attorneys at Law
P O Box 587
Columbiana, AL 35051

Grantee's Address:
Shelby County, AL
506 Highway 70
Columbiana, AL 35051

TRACT NO. TS 88 R

STATUTORY WARRANTY DEED - CORRECTIVE

PARCEL NO. 10-05-15-0-001-053.000

STATE OF ALABAMA)

KNOW ALL MEN BY THESE PRESENTS,

COUNTY OF SHELBY)

That in consideration of **FIFTY SIX THOUSAND EIGHT HUNDRED SEVENTY FIVE NO/100-----DOLLARS (\$56,875.00)**, to the undersigned grantor, **Cook's Pest Control, Inc., a corporation**, in hand paid by **SHELBY COUNTY, ALABAMA**, the receipt of which is hereby acknowledged, the said **GRANTOR** does by these presents, grant, bargain, sell and convey unto the said **GRANTEE**, the following real estate, situated in Shelby County, Alabama, described as follows:

And as shown on the right of way map of Project No. STPBH-9802(905) of record in the Alabama Department of Transportation a copy of which is also deposited in the Office of the Judge of Probate of Shelby County, Alabama, as an aid to persons and entities interested therein and as shown on the Property Plat attached hereto and made a part hereof:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION.

This corrective deed is being recorded to correct the purchase price and legal description in deed recorded in Instrument #20150217000051030.

TO HAVE AND TO HOLD, unto Shelby County, Alabama, its successors and assigns in fee simple forever.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal this the 16th day of March, 2015.

COOK'S PEST CONTROL, INC.

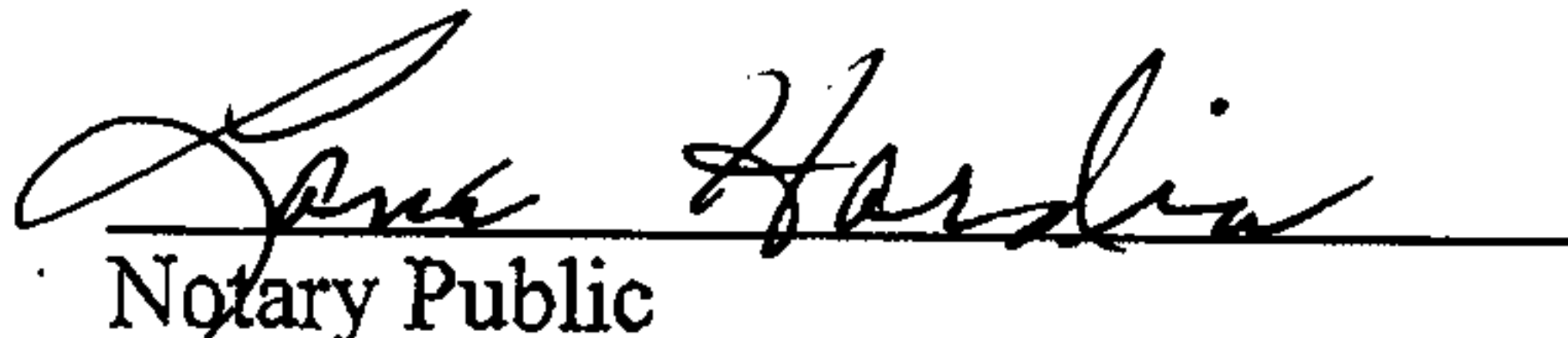
BY: 

Arthur W. Orr, Its Vice President

**STATE OF ALABAMA
SHELBY COUNTY**


I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Arthur W. Orr, whose name Vice President of Cook's Pest Control, Inc., 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, he, as such agent and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal, this the 16th day of March, 2015.


Notary Public

My Commission Expires: _____
My Commission Expires 03-13-2017

EXHIBIT "A"
LEGAL DESCRIPTION

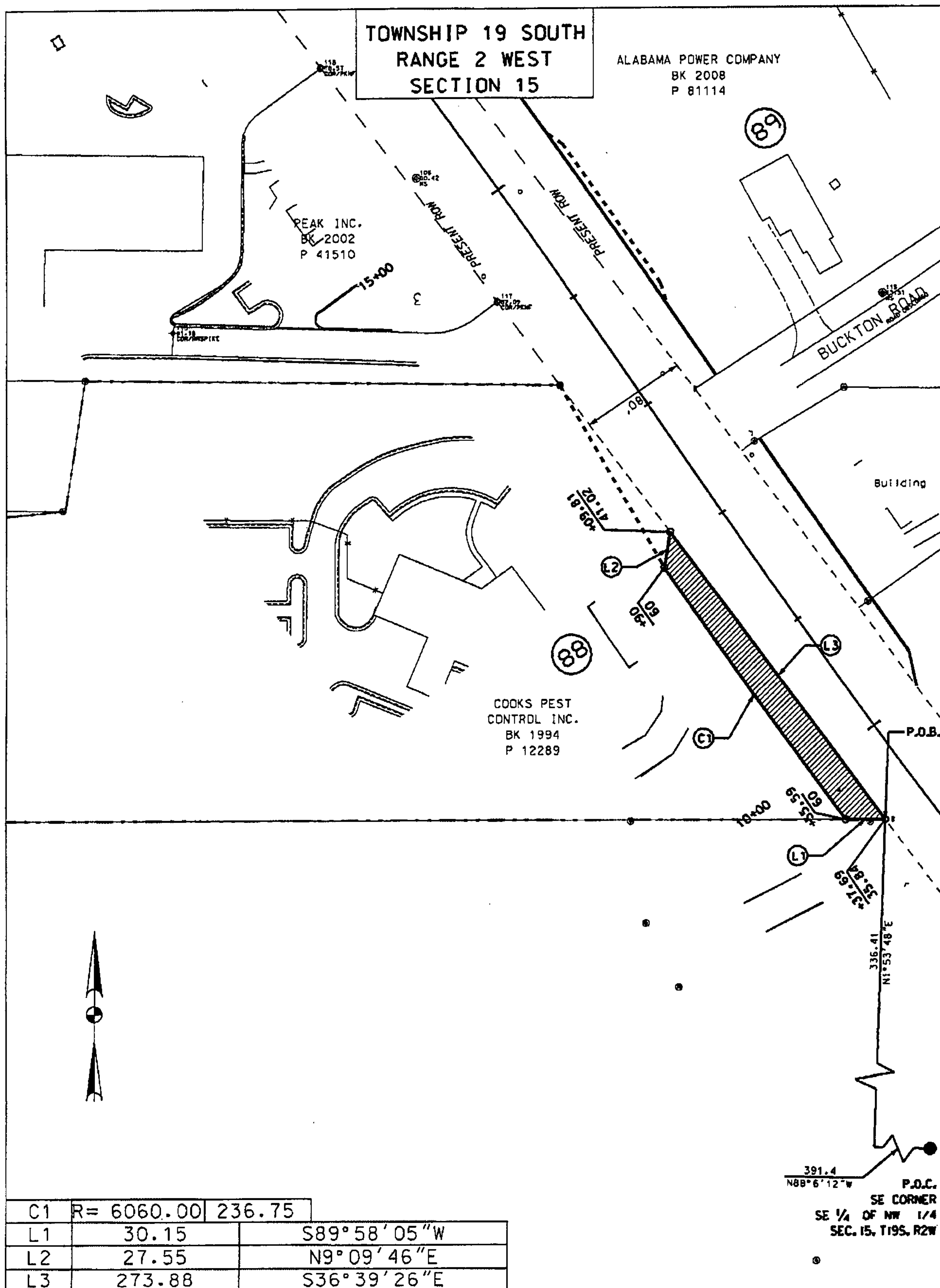

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Commencing at the SE corner of the SE ¼ of the NW ¼ of Section 15, Township 19 South, Range 2 West, run thence N 88°06'12" W a distance of 391.4 feet, more or less, run thence N 01°53'48" E a distance of 336.41 feet, more or less, to the Point of Beginning; run thence S 89°58'05" W a distance of 30.15 feet, more or less, to a point on a curve to the right having a radius of 6060.00 feet, a central angle of 2°14'18", a curve distance of 236.75 feet, and a chord bearing N 35°34'57" W at a distance of 236.74 feet, run thence N 9°09'46" E a distance of 27.55 feet, more or less, run thence S 36°39'26" E a distance of 273.88 feet, more or less, to the Point of Beginning; Containing 0.133 acres, more or less.



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SHELBY COUNTY, ALABAMA



TRACT SHEET 88 - ROW 1

THIS IS NOT A
BOUNDARY SURVEY

VALLEYDALE ROAD FROM CALDWELL MILL ROAD TO INVERNESS CENTER DRIVE

PROJECT NO.	STPBH-9802(905)	SCALE:	1" = 100'
COUNTY	SHELBY	TOTAL ACREAGE	5.488
TRACT NO.	88	R.O.W. REQUIRED	0.133
OWNER	COOKS PEST CONTROL INC.	REMAINDER	5.355
PARCEL NO.	10-05-15-0-001-053.000	REQ'D. CONST. EASE.	N/A

Real Estate Sales Validation Form
This Document must be filed in accordance with Code of Alabama 1975, Section 40.22.1

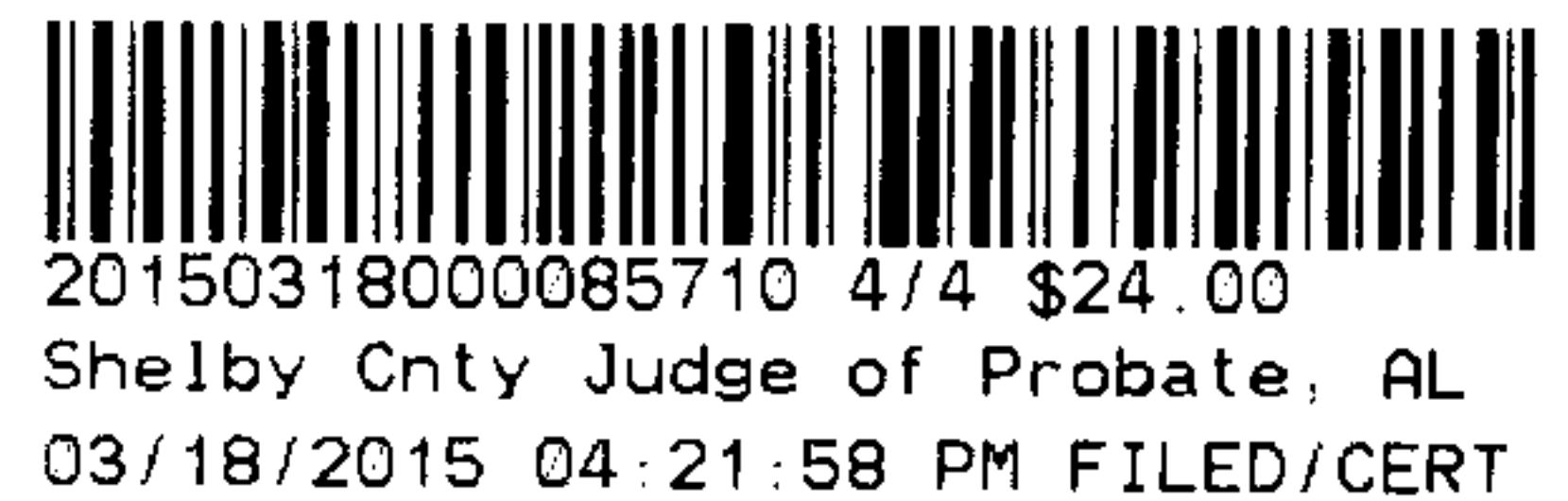
Grantor's Name Cook's Pest Control
Mailing Address P O Box 669
Decatur, AL 35602

Grantee's Name Shelby County Commission
Mailing Address 506 Hwy 70
Columbiana, AL 35051

CORRECTIVE

Property Address: Valleydale Road
Birmingham, AL

Date of Sale 2/12/15



Total Purchase Price \$ 56,875.00

or

Actual Value \$ _____

or

Assessor's Market Value \$ _____

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
☐ Sales Contract
☒ Closing Statement

☐ Appraisal
☐ Other

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 - provide the name of the person or persons conveying interest to property and their current mailing address.

Grantee's name and mailing address - provide the name of the person or persons to whom interest to property is being conveyed.

Property address - the physical address of the property being conveyed, if available.

Date of Sale - the date on which interest to the property was conveyed.

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 will 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 3-20-15

Sign

Cook's Pest Control, Inc. by Arthur Orr
(Grantor/Grantee/Owner/Agent) circle one

Print

Arthur Orr

ITSVP

☒ Unattested

Dana Hardin
(Verified by)