

Parcel I.D. #:


Send Tax Notice To: Pauline T. Shirey  
51 Shirey Lane  
Calera, AL 35040

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## CORRECTIVE EXECUTRIX'S DEED

STATE OF ALABAMA     )  
  )  
COUNTY OF SHELBY    )

  
20160427000139270 1/3 \$21.00  
Shelby Cnty Judge of Probate, AL  
04/27/2016 02:22:07 PM FILED/CERT

Know all men by these presents, that in consideration of the sum of Two Hundred Forty-Four Thousand Five Hundred Dollars and 00/100, (\$ 244,520.00), the receipt of sufficiency of which are hereby acknowledged, that **Pauline T. Shirey, as Executrix of the Estate of Hubert Hilton Shirey, a deceased person, having died testate on or about 21 September, 2014, with a probate estate probated in the Probate Court of Chilton County, Alabama, as case number PR-2015-210,** hereinafter known as GRANTOR, does hereby bargain, grant, sell and convey the following described real property being situated in Shelby County, Alabama, to **Pauline T. Shirey, a widow,** hereinafter known as the GRANTEE;

*Part of the City of Calera, more particularly described as follows: Commence at a point on the line between Sections 20 and 21, Township 22 South, of Range 2 West, 700.28 feet north of the southwest corner of Section 21, Township 22 South of Range 2 West, which point is in the center of the CSX Railroad right-of-way, as now located; Thence northeast in said right-of-way a distance of 2798.18 feet to a point in the west right-of-way line of U.S. Highway 31 (Montgomery Avenue or Street) in Calera, Alabama, 55.55 feet north of the south right-of-way line of the CSX Railroad, Thence south along the said west line of U.S. Highway 31 a distance of 255.6 feet to a point in the center of a brick wall and the Point of Beginning of the property hereby conveyed; Thence turn right and run west along and with the center of a brick wall 133 feet to an alley; Thence south along and with said alley 24.8 feet to the face of a brick wall; Thence run east along and with said face of said brick wall 133 feet to the west right-of-way line of U.S. Highway 31; Thence run north 24.8 feet along and with said west right-of-way line to the Point of Beginning; said lot or parcel of land is located in the SE 1/4 of the NW 1/4 of Section 21, Township 22 South, Range 2 West, Shelby County, Alabama.*

*The Southeast corner of the property above described is also located by metes and bounds as follows: Begin at the Northwest corner of the Central State Bank Building on the Easterly said of Montgomery Avenue and run Thence south along the easterly line of said avenue 150.9 feet; Thence turning an angle to the right 90 degrees run Westerly across Montgomery Avenue a distance of 80 feet to the Southeast corner of the property hereinabove described. Situated in Shelby County, Alabama.*

*Also, the EASEMENT granted to L.G. Martin by Fannie Stein on November 20, 1929, for use of the part wall located along the Northerly line of said above property, as mentioned in an agreement between said parties, shown of record in Volume 65 of Deeds, at a Page 598 in the Probate Office of Shelby County, Alabama.*

*Lot 399 and the north half of Lot 400, according to Dare's Survey of Calera, Alabama, said lots of having a frontage of 75 feet on Montgomery Avenue and extending back 133 feet to an alley; situated in Shelby County, Alabama.*

*Commence at a point on the west side of 12<sup>th</sup> street, sometimes heretofore known as Montgomery Avenue or Street 180.9 feet; South of the center of the Southern Railway which point is within 24.5 feet of the northeast corner of Lot 399 according to Dare's Map of the Town of Calera, Alabama, and which point is the center of a brick wall and the Point of Beginning; Thence South 89 degrees West, along the center of said wall and an extension thereof 133 feet to the east line of an alley; Thence north 1 degree West, along said alley 24 feet and 1 inch; Thence north 89 degrees east, to the center of a brick wall and thence along the center of said wall a distance of 133 feet to the west line of 12<sup>th</sup> Street; Thence South along the West line of said street 24 feet and 1 inch to the Point of Beginning; being situated in the Town of Calera, Shelby County, Alabama.*

*Subject to an EASEMENT for a drain pipe described in deed from I. Mayer and wife to Julius B. Cooper dated April 25, 1930, and recorded in the Probate Office of Shelby County, Alabama, in Deed Book 93, Page 62.*

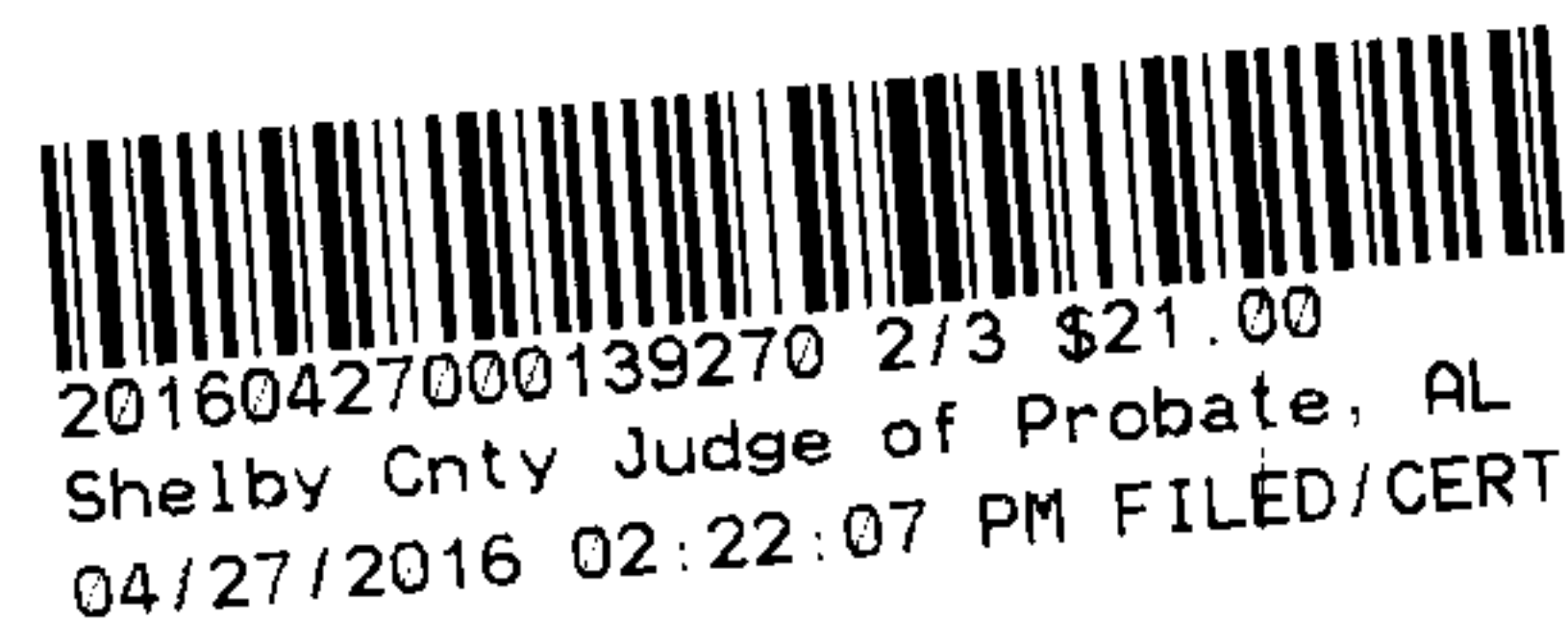
THIS DEED IS TO CORRECT THE LEGAL DESCRIPTION IN THE ORIGINAL EXECUTRIX'S DEED.

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

Said legal description herein was taken from that certain survey performed by John S. Parks, P.E. & L.S., Alabama No: 12579, on or about 06 July, 2015, and known as File # 15-012. This instrument was prepared without the benefit of a title search.

TO HAVE AND TO HOLD to the said GRANTEE together with every contingent remainder and right of reversion.

And we do for ourselves and for our heirs, executors, and administrators covenant with the said GRANTEES, their 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 he same as aforesaid; that we will and our heirs, executors and administrators shall warrant and defend the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all person.



IN WITNESS WHEREOF, we have hereunto set our hands and seals, on this the 22 Day of April, 2016.

X Pauline T. Shirey

**PAULINE T. SHIREY, as Executrix of the  
Estate of Hubert Hilton Shirey, a deceased person  
Chilton County, Alabama Probate Court  
Case No: PR-2015-210**


STATE OF ALABAMA     )  
  )  
COUNTY OF SHELBY    )

I, the undersigned, a Notary Public in and for said State, do hereby certify that *Pauline T. Shirey, as Executrix of the Estate of Hubert Hilton Shirey, a deceased person*, whose name is signed to the foregoing conveyance, and who is personally known to me, and having been duly informed of the contents of said deed, acknowledged before me and my official seal of office, that she did execute the same voluntarily on the day the same bears date.

Given under my hand and official seal of office on this the 22 Day of April, 2015.

[Signature]  
NOTARY PUBLIC  
My Commission Expires: 09 March, 2016

This Instrument Prepared By:  
Clint C. Thomas, P.C.  
Attorney at Law  
P.O. Box 1422  
Calera, AL 35040

  
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