

This instrument was prepared by:
Clayton T. Sweeney, Attorney
2700 Highway 280 East, Suite 160
Birmingham, AL 35223

Send Tax Notice To:
Scotch Homes & Land Development
Group, Inc.
997 Willow Branch Trail
Chelsea, AL 35043

STATE OF ALABAMA)

**CORRECTIVE
STATUTORY WARRANTY DEED**

COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS: That, for and in consideration of **To Clear Title** and other good and valuable consideration, this day in hand paid to the undersigned **Laurel Grove, Inc., an Alabama corporation** (hereinafter referred to as GRANTOR), in hand paid by the GRANTEES herein, the receipt whereof is hereby acknowledged, the GRANTOR does hereby give, grant, bargain, sell and convey unto the GRANTEES, **Scotch Homes & Land Development Group, Inc., an Alabama corporation**, (hereinafter referred to as GRANTEE), its successors and assigns, the following described Real Estate, lying and being in the County of **Shelby**, State of Alabama, to-wit:

Lots 144, 145, 146 and 147, according to the Survey of Willow Branch Second Sector, as recorded in Map Book 48, Page 35, in the Probate Office of Shelby County, Alabama.

Subject To:

Ad valorem taxes for 2018 and subsequent years not yet due and payable until October 1, 2018. Existing covenants and restrictions, easements, building lines and limitations of record.

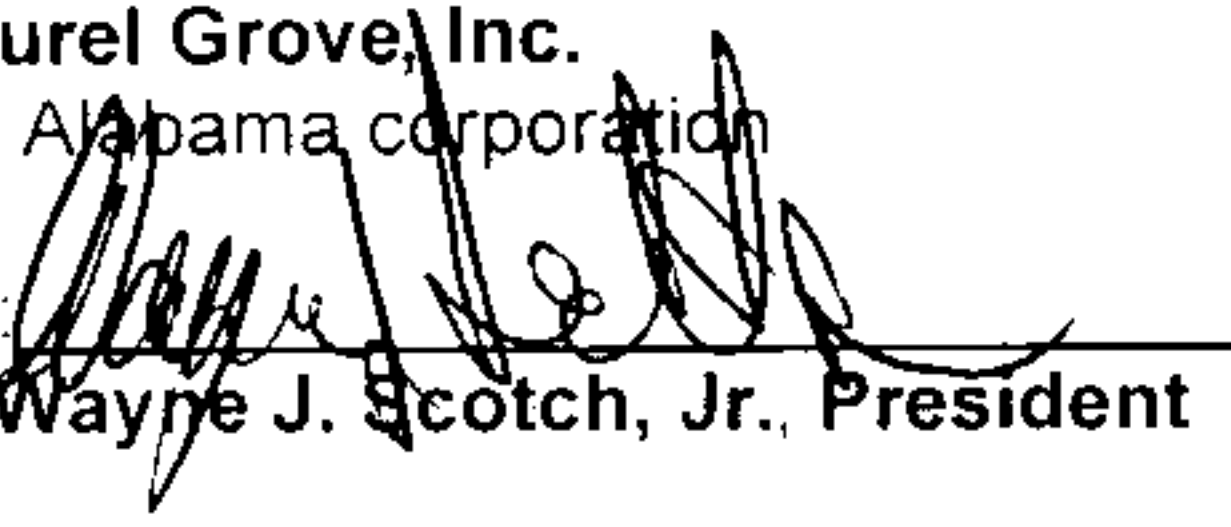
This deed is given to correct the name of the Grantee in that certain deed recorded in Instrument No. 20170830000317120 to read Scotch Homes & Land Development Group, Inc. The word "Group" was left out of the Grantee's name in the original deed.

TO HAVE AND TO HOLD, the tract or parcel of land above described together with all and singular the rights, privileges, tenements, appurtenances, and improvements unto the said GRANTEE, its successors and assigns, in fee simple, forever.

IN WITNESS WHEREOF, said GRANTOR has through its duly authorized officer hereunto set its hand and seal this the **11th** day of **December, 2017**.

Laurel Grove, Inc.

An Alabama corporation

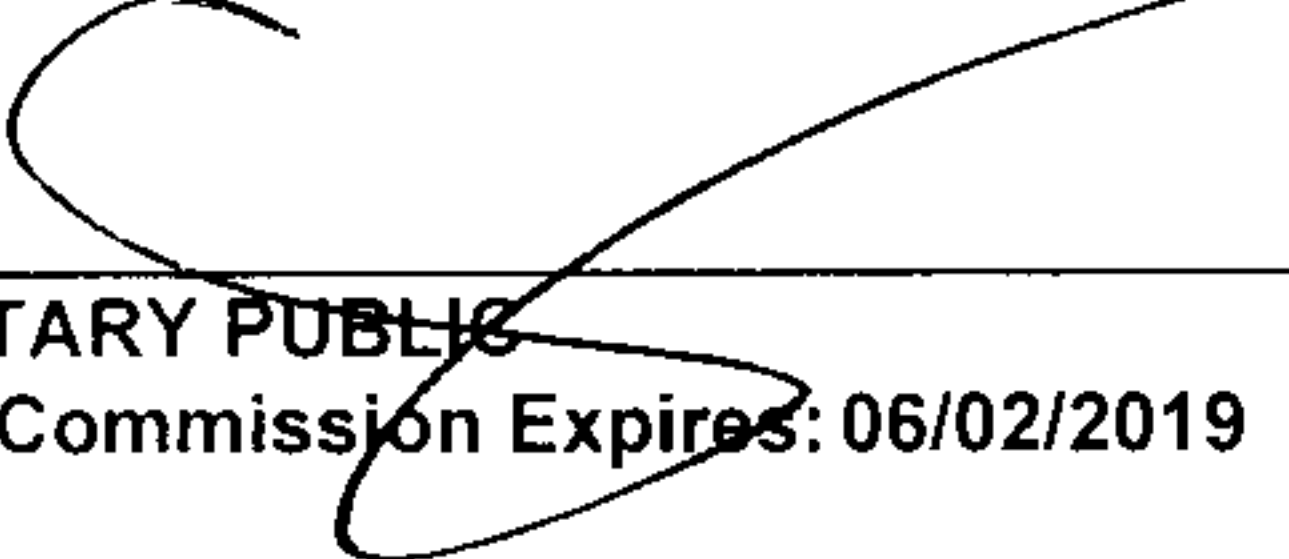
By: 

Wayne J. Scotch, Jr., President

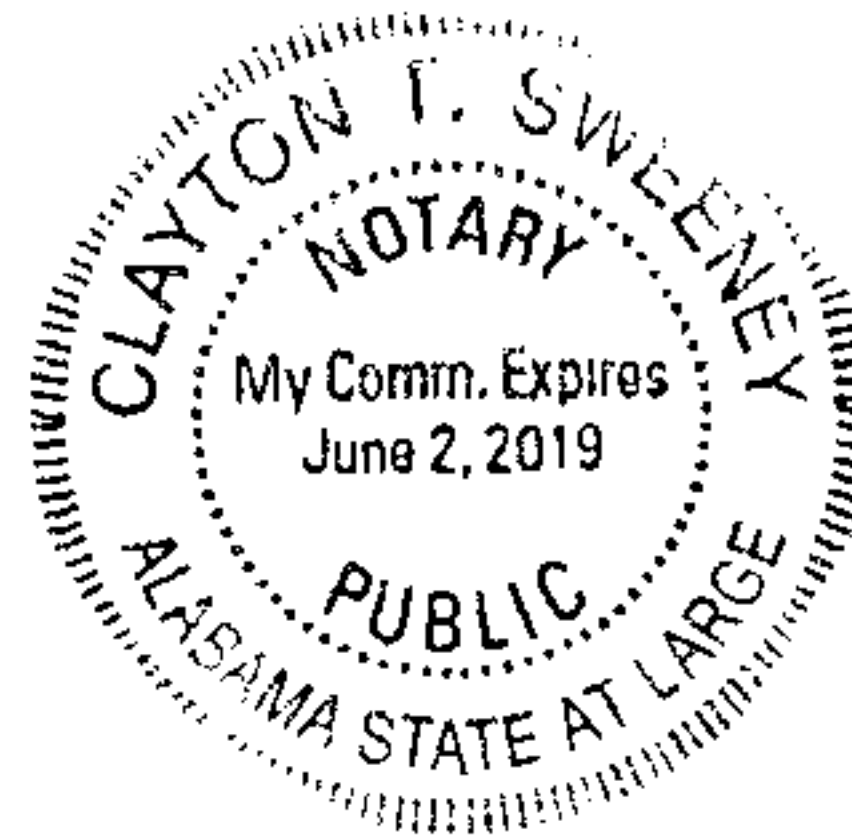
STATE OF ALABAMA)
COUNTY OF JEFFERSON)

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that Wayne J. Scotch, Jr., whose name as President of Laurel Grove, Inc., an Alabama corporation, is signed to the foregoing Instrument and who is known to me, acknowledged before me on this day that, being informed of the contents of the Instrument, he as such Officer and with full authority, signed the same voluntarily for and as the act of said corporation.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 11th day of December, 2017.



NOTARY PUBLIC
My Commission Expires: 06/02/2019



20171218000450830 2/3 \$22.00
Shelby Cnty Judge of Probate, AL
12/18/2017 03:17:53 PM FILED/CERT

Real Estate Sales Validation Form

This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1

Grantor's Name Laurel Grove, Inc.

Grantee's Name Scotch Homes & Land
Development Group, Inc.

Mailing Address 997 Willow Branch Trail
Chelsea, AL 35043

Mailing Address 997 Willow Branch Trail
Chelsea, AL 35043

Property Address 174 Willow Branch Lane
Chelsea, AL 35043

Date of Sale December 11, 2017

Total Purchase Price \$

or

Actual Value \$

or

Assessor's Market Value \$

TO CLEAR TITLE -

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/ Assessor's Appraised Value |
| ☐ Sales Contract | ☐ Other - Deed in Instrument No. 20170830000317120 |
| ☐ 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 - 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

Laurel Grove, Inc.
Print By: Wayne J. Scotch, Jr., President

Unattested

(verified by)

Sign
(Grantor/Grantee/Owner/Agent) circle one