

NOTE TO CLERK: This corrected deed is being recorded to correct the granting capacity of the Grantor, the legal description, and the spelling of the last name of one of the Grantees in that certain deed recorded at Instrument No. 20121203000459810. Lois Hardwick's will specifically excluded any property belonging to the Hardwick Revocable Trust from her estate. Deed tax has already been paid.

**STATUTORY WARRANTY DEED
[CORRECTED]**

STATE OF ALABAMA) **SEND TAX NOTICE TO:**
) Jane H. Riley
COUNTY OF SHELBY) 607 Cottage Drive
) Mt. Olive, AL 35117

THIS INSTRUMENT PREPARED BY: W. Eric Pitts, W. Eric Pitts, L.L.C. PO Box 280, Alabaster, AL 35007. (205) 216-4418. No title opinion requested, none rendered. Legal description supplied by Grantor

KNOW ALL MEN BY THESE PRESENTS that **Jane H. Riley, as Trustee of the Hardwick Revocable Trust, dated March 12, 2001**; acting as such trustee and not individually, (hereinafter "GRANTOR"), for and in consideration of the sum of **\$10.00**, to him/her in hand paid, the receipt and sufficiency of which is hereby acknowledged, GRANTOR hereby grants, bargains, sells and conveys to **Jane H. Riley, Jeannie H. Bubbett and Jerrilynne H. Chambers** (hereinafter "GRANTEEES"), that property and interest described as follows:

Commence at the SE corner of the NW1/4 of the NE1/4 of Section 18, Township 21 South, Range 2 West, which is marked by Railroad iron; run thence in a Northerly direction along the quarter Section line North 2 degrees 15 minutes West 256 feet to a point marked by Railroad iron; run thence South 89 degrees 50 minutes West 136 feet to an iron pipe or rod which is point of beginning of lot herein described; continue thence in the same direction, that is South 89 degrees 50 minutes West 122.6 feet to another iron pipe or rod; run thence South 18 degrees 30 minutes East 90 feet to an iron pipe or rod; thence run South 69 degrees 15 minutes West 90 feet to the Eastern Boundary of the right of way of the Birmingham-Montgomery Highway (U.S. Highway 31); run thence South 39 degrees 5 minutes East 90 feet to a tree; run thence North 66 degrees East 138.9 feet to an iron pipe or rod; run thence North 2 degrees 15 minutes West 130 feet to point of beginning.

TO HAVE AND TO HOLD unto the said Grantees, their successors, heirs and assigns forever.

GRANTOR HAS HERETO set his/her hand and seal on this 30, day of April, 2019.

Jane H. Riley

Jane H. Riley, as Trustee of the Hardwick Revocable Trust, dated March 12, 2001



20190520000173590 1/1 \$17.00
Shelby Cnty Judge of Probate, AL
05/20/2019 03:44:55 PM FILED/CERT

**STATE OF ALABAMA
COUNTY OF SHELBY**

I, THE UNDERSIGNED AUTHORITY, a Notary Public in and for said county, hereby certify that Jane H. Riley, whose name is signed to the foregoing corrective instrument as Trustee of the Hardwick Revocable Trust, dated March 12, 2001, and who is known to me, acknowledged before me on this day that being informed of the contents of the said instrument, he/she executed the same voluntarily and with full authority as such Trustee acting on behalf of said trust on the day and year set forth above.

GIVEN UNDER MY HAND, on April 30, 2019.

William E. Pitts
NOTARY PUBLIC

