

RECORDING INFORMATION ONLY ABOVE THIS LINE

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

SEND TAX NOTICE TO: Glen D. Watson
Post Office Box 65
McCalla, Alabama 35111

STATE OF ALABAMA)
SHELBY COUNTY)

This deed is a corrective deed to that deed recorded as instrument Number 20190819000302470 in the Probate Office of Shelby County, Alabama.

KNOW ALL MEN BY THESE PRESENTS: That in consideration of the sum of ONE AND 00/100 (\$1.00) DOLLAR, in hand received, by the undersigned **GRANTORS** and paid by the **GRANTEES** herein, the sufficiency of which is hereby acknowledged, **GRANTORS GLEN D. WATSON**, an unmarried man, and **KATHY L. WATSON**, an unmarried woman, and who constitute the sole heirs at law of decedent, **HELEN EAVES WATSON**, an unmarried widow at her death on August 22, 2019, do grant, bargain, sell and convey unto **GLEN D. WATSON AND KATHY L. WATSON**, as **GRANTEES**, individually, the following described real estate situated in Shelby County, Alabama, to-wit:

*Lot 14, according to the Map and Survey of Wildwood Shores,
1st sector, as recorded in Map Book 11, Page 42, in the Probate Office
of Shelby County, Alabama.*

Helen Eaves Watson is one and the same person as Helen E. Watson.

Helen Eaves Watson is the surviving grantee of that certain deed recorded in Instrument #1995-08583; the other grantee, Louie R. Watson, having died on October 12, 2014

TO HAVE AND TO HOLD unto said **GRANTEES** as joint tenants, with right of survivorship, their heirs and assigns forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the **GRANTEES** herein) in the event one Grantee herein survives the other, the entire interest in fee simple shall pass to the surviving Grantee, and if one does not survive the other, then the heirs and assigns of the **GRANTEES** herein shall take as tenants in common.

And we do for ourselves and for our heirs, executors, or personal representative, covenant with the **GRANTEES**, their heirs and assigns, that I we have good right to transfer said premises; that the premises are free from all encumbrances, unless otherwise noted above; that we will and our heirs, executor or personal representatives shall warrant and defend the same to the said Grantees, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have set our hands and seal, this 4 day of NOVEMBER 2019,

GRANTOR, GLEN D. WATSON: Glen D. Watson

GRANTOR, KATHY L. WATSON: Kathy L. Watson

STATE OF ALABAMA)
SHELBY COUNTY)

I, Staci L. Earl the undersigned, a Notary Public, in and for said County, in said State at Large, hereby certify that **GLEN D. WATSON** and **KATHY L. WATSON**, whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this date, that being informed of the contents of this conveyance, he and she execute it voluntarily on the same the same bears date.

Given under my hand and official seal this 4th day of November 2019:

NOTARY PUBLIC: Staci L. Earl

Commission Expiration Date: September 26, 2022

(SEAL)



20191105000409880 2/3 \$31.00
Shelby Cnty Judge of Probate, AL
11/05/2019 10:59:18 AM FILED/CERT

MY COMMISSION EXPIRES SEPTEMBER 26, 2022

This Deed was prepared by:
Miles M. Huffstutler, Attorney at Law
AL#8788L75M



1740 Saulter Road
Homewood, Alabama 35209
(205) 249-6577
colhuff@att.net



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