

Prepared by:
Sandy F. Johnson
3156 Pelham Parkway, Suite 4
Pelham, AL 35124

Send Tax Notice To:
Elvie Schooley
John Schooley
2307 County Road 46
Montevallo, AL 35115

**CORRECTIVE
WARRANTY DEED JOINT TENANTS WITH RIGHT OF SURVIVORSHIP**

State of Alabama
County of Shelby

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of **One Hundred Twenty Thousand Dollars and No Cents (\$120,000.00)** the amount of which can be verified in the Sales Contract between the parties hereto to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we

Gloria Jean Jones and Jerry L. Jones, husband and wife, whose mailing address is:

520 Sontepe Rd, Calera, AL 35040

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

Elvie Schooley and John Schooley, whose mailing address is:

2307 County Road 46, Montevallo, AL 35115

(herein referred to as grantees) as joint tenants with right of survivorship, the following described real estate property situated in Shelby County, Alabama, the address of which is: 520 Sontepe ~~Rd~~, Calera, AL 35040 to-wit:

Rd 507 879

Commence at the northwest corner of the SE 1/4 of the SE 1/4 of Section 3, Township 24, Range 13 East and run thence south along the west line of said forty acres 66 yards to the point of beginning of the land herein conveyed; thence run east and parallel with the north line of said forty acres 440 yards; thence run south and parallel with the west line of said forty acres 66 yards; thence run west and parallel with the north line of said forty acres 440 yards; thence run north along the west line of said forty acres 66 yards to the point of beginning.

Less and Except:

Commence at the Northwest corner of the SE 1/4 of the SE 1/4 of Section 3, Township 24 North, Range 13 East; run thence South along the West line of said 40 acres 66 yards to a point thence run East, parallel with the North line of said 40 acres 440 yards to a point, said point being the point of beginning; thence run South, parallel with the west line of said 40 acres 66 yards to a point thence run West, parallel with the North line of said 40 acres a distance of 226 feet to a point thence run North, parallel with the West line of said 1/4-1/4 Section a distance of 66 yards to a point thence run East, parallel with the North line of said 1/4-1/4 Section a distance of 226 feet to the point of beginning.

Subject to: All easements, restrictions and rights of way of record.

THIS CORRECTIVE DEED IS INTENDED TO CORRECT THE LEGAL DESCRIPTION WITHIN THAT CERTAIN WARRANTY DEED RECORDED AT INSTRUMENT 20191125000438020 WHICH OMITTED A LESS AND EXCEPT PORTION.

TO HAVE AND TO HOLD unto the 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 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 I (we) do for myself (ourselves) and for my (our) heirs, executors and administrators covenant with the said Grantees, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will and my (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 persons.

IN WITNESS WHEREOF I (we) have hereunto set my (our) hand(s) and seal(s), this 13th day of December, 2019.

Gloria Jean Jones
Gloria Jean Jones

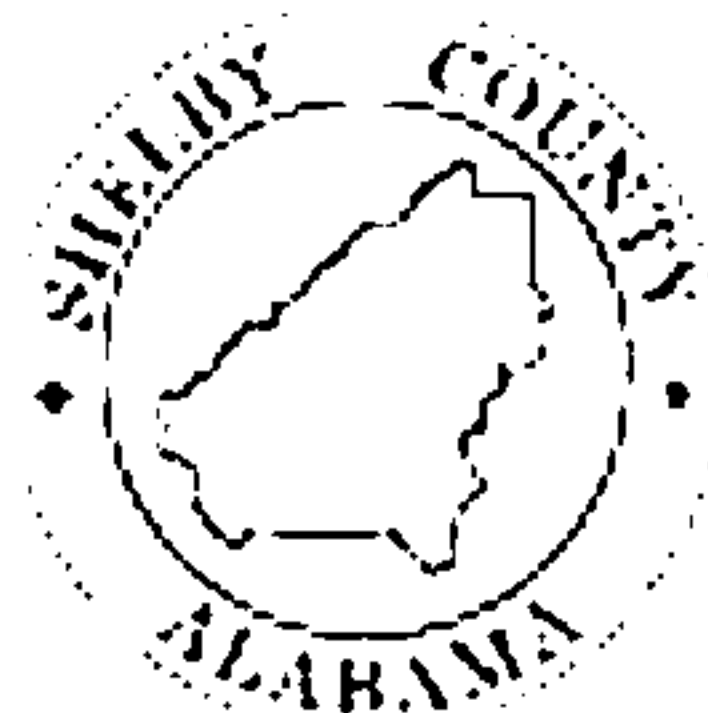
Jerry L. Jones
Jerry L. Jones

State of Tennessee
County of Sevier

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Gloria Jean Jones and Jerry L. Jones, whose name(s) is/are signed to the foregoing conveyance, and who is/are known to me, acknowledged before me on this day that, being informed of the contents of the conveyance he/she/they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 13th day of December, 2019.

Amanda Bates
Notary Public, State of Tennessee
Amanda Bates
Printed Name of Notary
My Commission Expires: 2/23/2020



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
12/20/2019 11:58:59 AM
\$26.00 CHARITY
20191220000473040

Allie S. Bayl