

20230327000084150  
03/27/2023 10:13:06 AM  
CORDEED 1/2

**CORRECTIVE DEED**

**This Instrument Was Prepared By:**

Rodney S. Parker, Attorney at Law  
2550 Acton Road, Suite 210  
Birmingham, AL 35243  
File No. 2022-09-6587  
Documentary Evidence: Sales Contract

**Send Tax Notice To:**

Michael Allen and  
Marcia Allen  
149 Windwood Circle  
Alabaster, AL 35007  
(Grantees' Mailing Address)

**WARRANTY DEED, JOINTLY WITH RIGHT OF SURVIVORSHIP**

STATE OF ALABAMA            )  
COUNTY OF SHELBY        )

**KNOW ALL MEN BY THESE PRESENTS:**

That in consideration of **Three Hundred Fifty-Six Thousand Six Hundred Sixty-Six and 66/100 Dollars (\$356,666.66)**, which is the total purchase price, in hand paid to the undersigned Grantor(s) herein, the receipt and sufficiency of which are hereby acknowledge, I, **Pamela Allen Tucker, Michael R. Allen and Leigh Allen Oelmann**, as **Personal Representatives of the Estate of Ted R. Allen, deceased, Case # PR-2022-000670**, (hereinafter referred to as "Grantor") do by these presents grant, bargain, sell, and convey unto **Michael Allen and Marcia Allen**, (hereinafter referred to as "Grantees"), the following described real estate situated in **Shelby County, Alabama**, to-wit:

Commencing at the Northwest corner of the SE 1/4 of SE 1/4, Section 15, Township 21 South, Range 3 West, Shelby County, Alabama; thence East along the quarter line a distance of 877.40 feet to the point of beginning; thence continue East along said quarter line a distance of 438.70 feet to a point; thence South a distance of 1282.00 feet to a point on the North R.O.W. line of a paved County Road; thence West along said R.O.W. a distance of 442.66 feet to a point; thence North a distance of 1279.60 feet to the point of beginning. Said land being situated in the SE 1/4 of SE 1/4, Section 15, Township 21 South, Range 3 West, Shelby County, Alabama, and containing 12.9 acres, more or less.

Address of Property: 1807 Butler Road, Alabaster, Alabama 35007

This corrective deed being executed to correct the legal description of that certain deed recorded September 28, 2022 in Inst. # 20220928000371940.

\$370,000.00 of the above-recited purchase price was paid from a mortgage loan closed simultaneously herewith.

SUBJECT TO: Taxes for the current year and all subsequent years, all covenants, restrictions, conditions, encumbrances, easements, rights of way, set back lines, liens and other rights, if any, of record and not of record.

TO HAVE AND TO HOLD unto Grantees as joint tenants with right of survivorship, their heirs, successors, and assigns, forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy created is severed or terminated during the joint lives of the Grantees herein) in the even 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, successors, and assigns of the Grantees herein shall take as tenants in common.

IN WITNESS WHEREOF, the said Grantors have set their hands and seals, to be effective this the 9<sup>th</sup> day of March, 2023.

Pamela A. Tucker (Seal)  
Pamela Allen Tucker, as Personal Representative of  
The Estate of Ted R. Allen, deceased, Case #  
PR-2022-000670

Michael R. Allen (Seal)  
Michael R. Allen, as Personal Representative of the  
Estate of Ted R. Allen, deceased, Case #PR-2022-000670

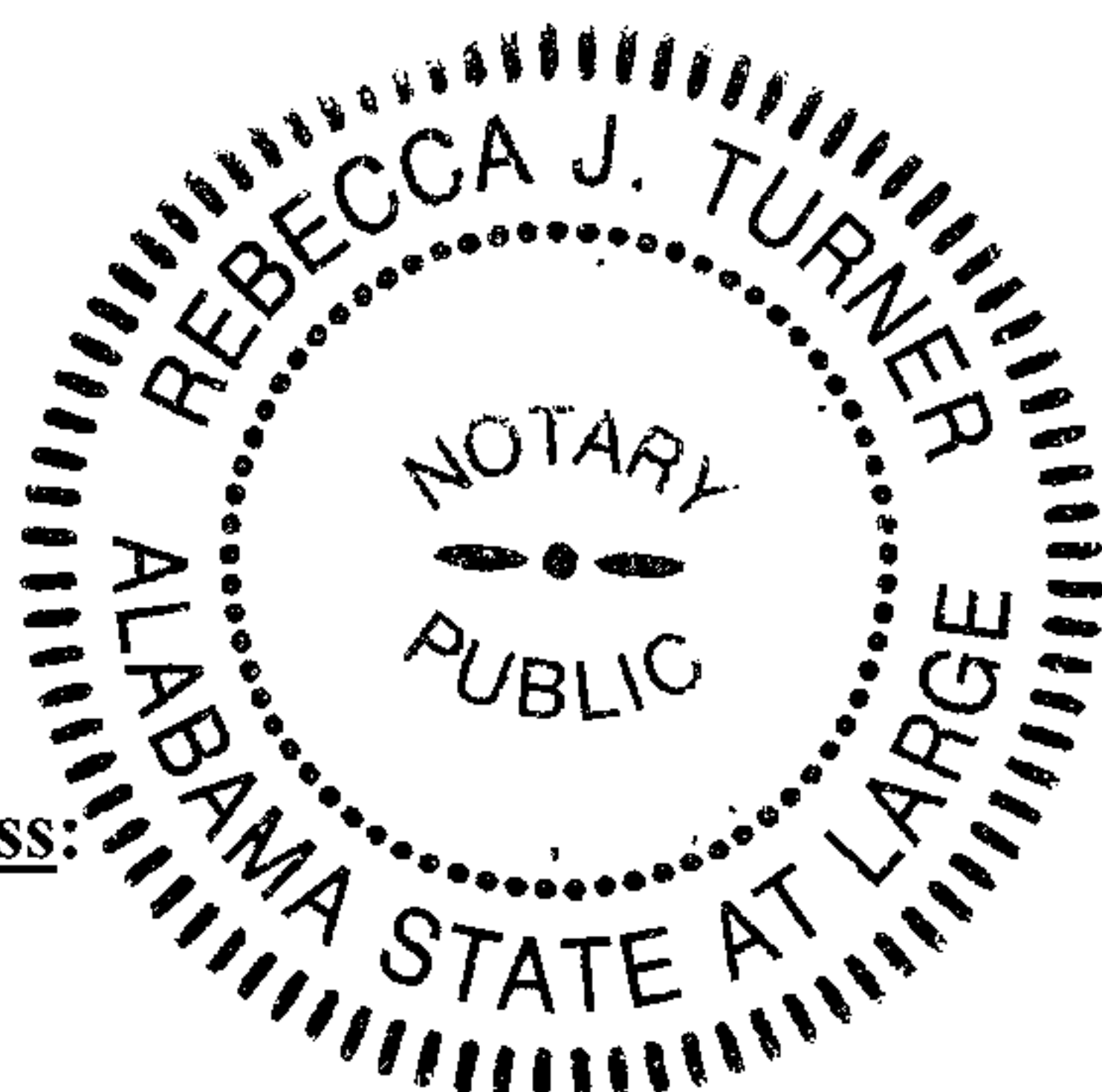
Leigh A. Oelmann (Seal)  
Leigh Allen Oelmann, as Personal Representative of the  
Estate of Ted R. Allen, deceased, Case # PR-2022-000670

STATE OF ALABAMA  
COUNTY OF SHELBY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Pamela Allen Tucker, Michael R. Allen and Leigh Allen Oelmann, as Personal Representatives of the Estate of Ted R. Allen, deceased, Case # PR-2022-000670, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this date that, being informed of the contents of said conveyance, he/she executed the same voluntarily on the date the same bears date.

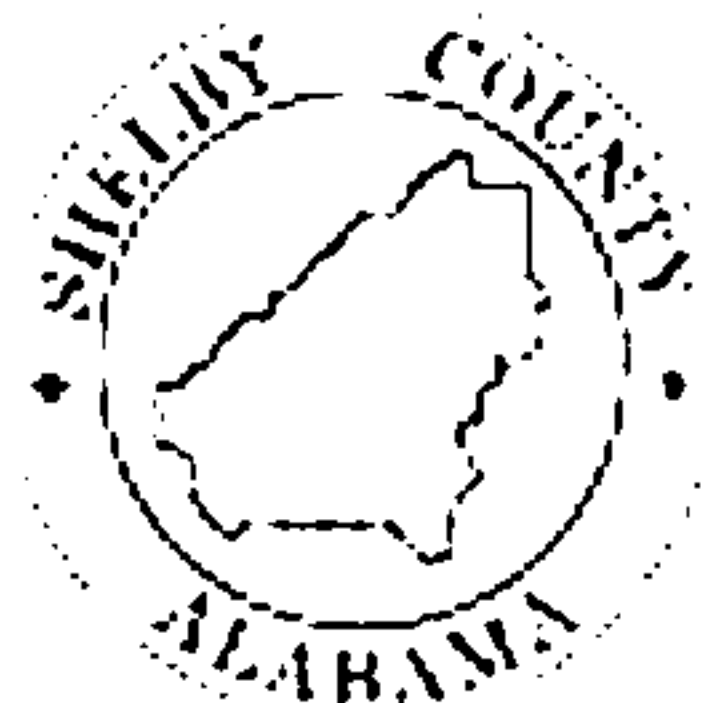
Given under my hand and official seal, this 9<sup>th</sup> day of March, 2023.

Rebecca J. Turner  
Notary Public Rebecca J. Turner  
My Commission Expires: 12/22/2026



Grantor's Mailing Address:

149 Windwood Circle  
Alabaster, AL 35007



Filed and Recorded  
Official Public Records  
Judge of Probate, Shelby County Alabama, County  
Clerk  
Shelby County, AL  
03/27/2023 10:13:06 AM  
\$28.00 BRITTANI  
20230327000084150

Allen S. Boyd