

CORRECTION DEED

STATE OF ALABAMA)

COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS: That for and in consideration of the sum of TEN DOLLARS (\$10.00) and other good and valuable considerations paid to me by Grantee, the receipt in full and sufficiency whereof is acknowledged, We, **Charles W. McKerley and wife Sally S. Mckerley, Trustees of the Charles W. Mckerley and Sally S. McKerley Revocable Trust**, the undersigned Grantors, do grant, bargain, sell and convey unto the Grantee, **John William Mckerley, Trustee of the McKerley Irrevocable Trust**, our interest in the following described real property, situated in Shelby County, Alabama, viz:

SEE EXHIBIT A

This deed is to correct that deed dated 5TH of August 2024 and recorded in the Probate Office of Shelby County Alabama as Instrument Number 20240805000241550. The previous deed listed the incorrect Grantors.

This deed prepared without benefit of title examination and was prepared from description furnished by Grantor. The draftsman makes no warranties as to the sufficiency of the interest conveyed.

TO HAVE AND TO HOLD unto the said Grantees, their heirs, executors and administrators in fee simple, forever.

And we do, for ourselves and our heirs, executors and administrators, covenant with the said Grantees, their heirs, executors and administrators, that we

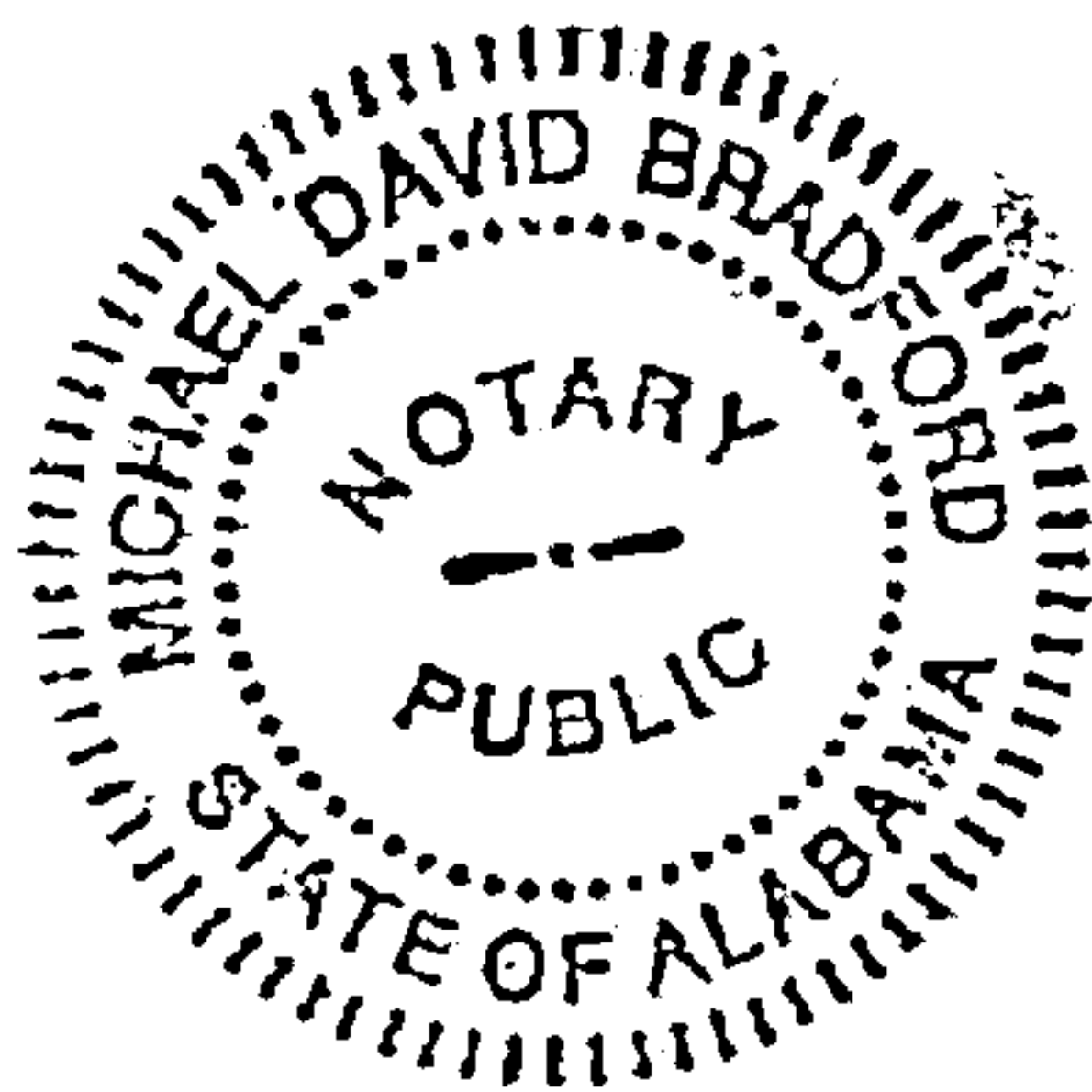
IN WITNESS WHEREOF, we have hereunto set my hand and seal, this 12th day
of June 2024.

Charles W. McKerley (SEAL)
Charles W. McKerley

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned authority, a Notary Public in and for said County, in said State, do hereby certify that **Charles W. McKerley** whose name is signed to the foregoing conveyance and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 12th day of June, 2024.



Michael David Bradford
Notary Public

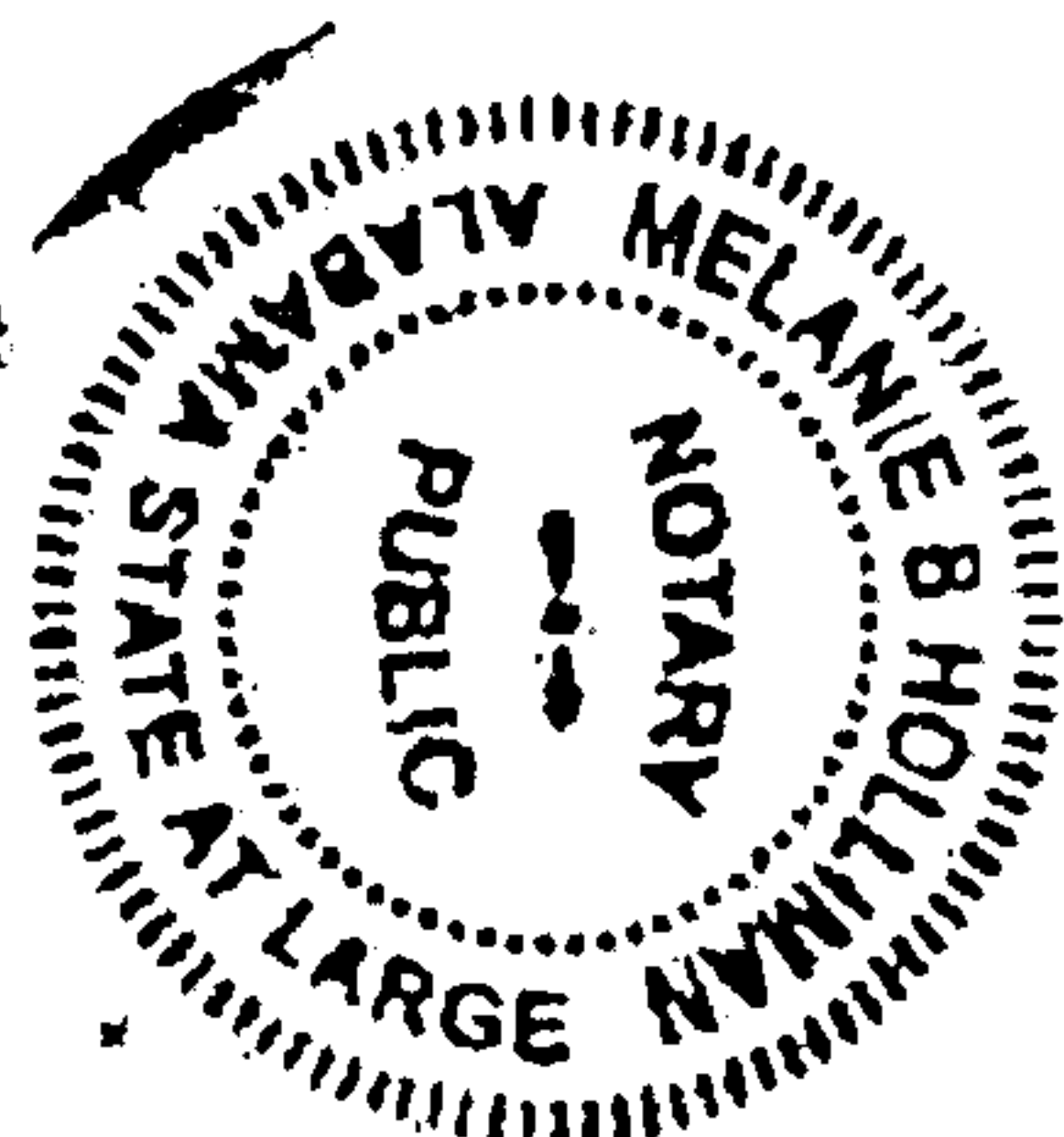
My Commission Expires 04/14/2026

Sally S. McKerley (SEAL)
Sally S. McKerley

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned authority, a Notary Public in and for said County, in said State, do hereby certify that **Sally S. McKerley**, whose name is signed to the foregoing conveyance and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 12th day of June, 2024.



Melanie B. Holloman
Notary Public
My Commission Expires 06-08-2027.

This Instrument was Prepared By:
HOLLIMAN & HOLLIMAN, PLLC
Melanie B. Holliman, Esq.
2491 Pelham Parkway
Pelham, Alabama 35124
Phone: (205) 663-0281

Grantor's Address:
105 Shaw Ridge
Chelsea, AL 35043

Grantee's Address
105 Shaw Ridge
Chelsea, AL 35043

EXHIBIT A

BEGIN AT THE NW CORNER OF THE NW¼ OF THE SE¼ OF SECTION 12, TOWNSHIP 20 SOUTH, RANGE 2 WEST; THENCE RUN EASTERLY ALONG THE NORTH LINE THEREOF FOR 330.07 FEET; THENCE 88 DEG. 28 MIN. 44 SEC. RIGHT RUN SOUTHERLY 665.89 FEET; THENCE 91 DEG. 25 MIN. 22 SEC. RIGHT RUN WESTERLY 334.70 FEET TO THE WEST LINE OF SAID¼ - ¼ SECTION; THENCE 88 DEG. 58 MIN. 36 SEC. RIGHT RUN NORTHERLY 666.36 FEET TO THE POINT OF BEGINNING. SITUATED IN SHELBY COUNTY, ALABAMA ACCORDING TO THE SURVEY OF THOMAS SIMMONS, DATED JUNE 21, 2006.

SUBJECT TO TAXES, EASEMENTS, RESTRICTIONS, RIGHTS OF WAY AND PERMITS OF RECORD.

Real Estate Sales Validation Form

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

Grantor's Name Charles W. & Sally S. McKerley
 Mailing Address 105 Shaw Ridge
 Chelsea, AL 35043

Grantee's Name John William McKerley, Trustee of
 Mailing Address McKerley Irrevocable Trust
 Chelsea, AL 35043
 Chelsea, AL 35043

Property Address 105 Shaw Ridge
 Chelsea, AL 35043

Date of Sale

Total Purchase Price \$

or

Actual Value \$

or

Assessor's Market Value \$ 380,560.00

Filed and Recorded
 Official Public Records
 Judge of Probate, Shelby County Alabama, County
 Clerk
 Shelby County, AL
 08/14/2024 03:47:21 PM
 \$38.00 JOANN
 20240814000254410



The purchase price or actual value claimed *see s. Byrd* can be verified in the following documentary evidence: (check one) (Recordation of documentary evidence is not required)

☐ Bill of Sale

☒ Appraisal

☐ Sales Contract

☐ Other

☐ 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 7-11-24

Print Michael Bradford

Sign Michael Bradford

Unattested

(verified by)

(Grantor/Grantee/Owner/Agent) circle one

Print Form

Form RT-1