

This instrument was prepared by

(Name) LARRY L. HALCOMB
ATTORNEY AT LAW
(Address) 3512 OLD MONTGOMERY HIGHWAY
HOMEWOOD, ALABAMA 35206

SEND TAX NOTICE TO:
Marvin L. Wamstad
2316 Issac Street
Birmingham, AL

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP LAND TITLE COMPANY OF ALABAMA

STATE OF ALABAMA
SHELBY COUNTY KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Eighty six thousand nine hundred and no/100 (\$86,900.00) DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Ronald S. Fowler and wife, Cynthia T. Fowler
(herein referred to as grantors) do grant, bargain, sell and convey unto

Marvin L. Wamstad and Mary E. Wamstad
(herein referred to as GRANTEES) as joint tenants with right of survivorship, the following described real estate situated in SHELBY
County, Alabama to-wit:

Part of the NW 1/4 of the NE 1/4 of Section 2, Township 20 South, Range 3 West, Shelby County, Alabama, being more particularly described as follows: From the Southwest corner of said 1/4-1/4 section, run in a Northerly direction along the West line of said 1/4-1/4 section for a distance of 409.25 feet, thence turn an angle to the right of 92 deg. 02 min. 15 sec. and run in a Easterly direction for a distance of 159.95 feet to the point of beginning, thence continue along last mentioned course for a distance of 150.00 feet, thence turn an angle to the right of 108 deg. 50 min. and run in a Southwesterly direction for a distance of 200.00 feet, thence an angle to the right of 71 deg. 10 min. and run in a Westerly direction for a distance of 150.00 feet, thence turn an angle to the right of 108 deg. 50 min. and run in a northeasterly direction for a distance of 200.00 feet to the point of beginning; being situated in Shelby County, Alabama.
Mineral and mining rights excepted.

Subject to taxes for 1983.

Subject to restrictions, agreement, right-of-ways and transmission line permit of record.

TO HAVE AND TO HOLD to the said GRANTEES as joint tenants with right of survivorship.

And ~~we~~ (we) do for ~~ourselves~~ (ourselves) and for ~~our~~ (our) heirs executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that ~~we~~ (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances unless otherwise noted above; that ~~we~~ (we) have a good right to sell and convey the same as aforesaid; that ~~we~~ (we) will and ~~our~~ (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, we have hereunto set OUR hand(s) and seal(s), this 7th day of June, 19 83

WITNESS:

Colmeca Castillo (Seal)
[Signature] (Seal)
[Signature] (Seal)
Illinois

Ronald S. Fowler (Seal)
RONALD S. FOWLER
Cynthia T. Fowler (Seal)
CYNTHIA T. FOWLER
(Seal)

STATE OF ~~MISSISSIPPI~~
COOK COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Ronald S. Fowler and wife, Cynthia T. Fowler whose name s are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 7 day of June, A. D., 19 83

My Commission expires [unclear]

STATE OF ALABAMA
SHELBY COUNTY
1983 JUN -9 AM 10:26
Deed tax 87.00
Rec 150
Sub 100
89.50