

(Name) Sidney J. Vance
5 Hidden Valley Drive
(Address) Montevallo, AL 35115

This instrument was prepared by
(Name) Mike T. Atchison, Attorney at Law
(Address) Post Office Box 822, Columbiana, Alabama 35051

Form 1-1-5 Rev. 5/82
WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

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

That in consideration of Seven thousand eight hundred and no/100 DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
Bobby Ray Boyd and wife, Susan Guy Boyd
(herein referred to as grantors) do grant, bargain, sell and convey unto
Sidney J. Vance and wife, Barbara Vance
(herein referred to as GRANTEES) as joint tenants, with right of survivorship, the following described real estate situated in
Shelby County, Alabama to-wit:

Lot 7, Block 3, according to survey of Hidden Valley Estates Subdivision, as recorded in Map Book 6, Page 36, in Probate Office of Shelby County, Alabama. Situated in the City of Montevallo, Shelby County, Alabama.

BOOK 347 PAGE 719

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
DEED WAS FILED
see Mtg. 432-209
1983 JUN -9 PM 12:45
F. A. Sullivan, Jr.
JUDGE OF PROBATE
Rec 2.00
Rec 1.50
Add 1.00
4.50

\$ 6,000.00 of the consideration above shown was paid from the proceeds of a purchase money mortgage recorded simultaneously herewith.

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 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 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, we have hereunto set OUR hand(s) and seal(s), this 7th day of June, 19 83.

WITNESS:
Julian H. Guthrie (Seal) Bobby Ray Boyd (Seal)
Maudie L. Guy (Seal) Susan Guy Boyd (Seal)
Phyllis Davis (Seal)

STATE OF ALABAMA }
SHELBY COUNTY }

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Bobby Ray Boyd and wife, Susan Guy Boyd whose names 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 9th day of June, A.D. 19 83
Julian H. Guthrie
Notary Public.