

\$ 8.00

SEND TAX NOTICE TO:

645-5796-1

(Name) H. Lee Endicott, Jr.

This instrument was prepared by

1108

(Address) Rt. 1, Box 92, Sterrett, AL

(Name) R. L. Shields, III, Attorney

(Address) P.O. Box 306, Birmingham, Alabama

FM No. ATC 27 Rev. 5/82

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - ALABAMA TITLE CO., INC., Birmingham, AL.

STATE OF ALABAMA

Jefferson

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Twenty Seven Thousand (\$27,000.00) DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
Roland Goodwin & wife, Sara Goodwin

(herein referred to as grantors) do grant, bargain, sell and convey unto

H. Lee Endicott, Jr. and wife, Martha L. Endicott

(herein referred to as GRANTEES) as joint tenants, with right of survivorship, the following described real estate situated in

Shelby

County, Alabama to-wit:

A part of the SW $\frac{1}{4}$ of Section 19, Township 18 South, Range 2 East and described as follows: Commence at the NW corner of the NE $\frac{1}{4}$ of SW $\frac{1}{4}$ of said Section; thence South along the West line of same a distance of 20.00 feet to the point of beginning; thence South 34 deg. 05' East a distance of 309.55 feet to the right of way of a public road; thence South 38 deg. 32' West along said right of way a distance of 103.79 feet; thence South 42 deg. 23' West a distance of 100.19 feet; thence South 47 deg. 46' West a distance of 119.35 feet; thence North 37 deg. 18' West a distance of 250.91 feet; thence North 34 deg. 18 East a distance of 353.74 feet to the point of beginning. Situated in Shelby County, Alabama.

According to survey of survey of F. W. Meade, Reg. No. 9124, dated June 28, 1983.

1. Subject to easements, restrictions and rights of way of record.
2. \$21,600.00 of the consideration recited above was paid from the proceeds of a mortgage loan closed 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 13th day of July, 19 83.

WITNESS:

(Seal)

Roland Goodwin (Seal)

(Seal)

Sara H. Goodwin (Seal)

(Seal)

(Seal)

STATE OF ALABAMA

Jefferson

COUNTY

DEED TAX PD. ON 348-663

1983 JUL 27 AM 10:31

Rec. 1.80
Ind 1.00
250

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Roland Goodwin and wife, Sara Goodwin

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 13th day of July, A.D. 19 83

Central Bank of Wm. P. Adams
NEE Wm. Adams