



This instrument was prepared by

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Attorneys at Law  
(Address) Columbiana, Alabama 35051

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

10,000

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Thousand and no/100 DOLLARS

and other good and valuable considerations

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

Mary Louise Weaver, unmarried

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

Glenn Cecil Austin and Lydia House Austin

(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 lot in the Town of Wilsonville, Alabama and situated in the NW $\frac{1}{4}$  of SE $\frac{1}{2}$  of Section 1, Township 21 South, Range 1 East, more particularly described as follows: Commencing at a point where the North right of way line of the Southern Railroad intersects the West line of said NW $\frac{1}{4}$  of the SE $\frac{1}{2}$  and run in a northeasterly direction along said railroad right of way 398 feet to the southeast corner of the R.G. Weaver store lot for point of beginning of the lot hereby conveyed; run thence North 37 deg. West, 138 feet to the South boundary of the right of way of State Highway No. 25; run thence in a northeasterly direction along said right of way boundary 62 feet; run thence South 37 deg. East to the North boundary of the right of way of the Southern Railroad; run thence in a southwesterly direction along said right of way boundary 62 feet, more or less to the point of beginning; being situated in Shelby County, Alabama.

LESS AND EXCEPT additional right of way of State Highway #25 that the State obtained, Project No. F-412(9).

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

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, I have hereunto set my hand(s) and seal(s), this 29<sup>th</sup> day of September, 1983.

WITNESS:

STATE OF ALA. SHELBY CO. I CERTIFY THIS INSTRUMENT WAS FILED  
Deed TAX 10.00  
Rec 1.50  
Fund 1.00  
12.50  
1983 SEP 30 AM 11:12

Mary Louise Weaver (Seal)  
Mary Louise Weaver (Seal)

STATE OF ALABAMA

SHELBY COUNTY

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Mary Louise Weaver, unmarried 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 29<sup>th</sup> day of September, A. D., 1983.