

SEND TAX NOTICE TO:

(Name) Colyn Bradley & Betty O. Bradley

(Address) Rt 1 Box 69
Calera, AL 35040

This instrument was prepared by

(Name) WALLACE, ELLIS, HEAD & FOWLER, ATTORNEYS AT LAW

(Address) 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 TWENTY TWO THOUSAND SIX HUNDRED SIXTY-NINE AND 50/100 (\$22,669.50) DOLLARS

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

Clyde Mooney and wife, Lillian Mooney

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

Colyn Bradley and wife, Betty O. Bradley

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

Shelby

County, Alabama to-wit:

The N 1/2 of that certain tract of land situated in the SW 1/4 of the SE 1/4 and the SE 1/4 of the SW 1/4 of Section 3, Township 24, Range 13 East, described as follows: Beginning at the SE corner of the SW 1/4 of the SE 1/4 of said Section 3, Township 24, Range 13 East, and run thence West along the South line of said Section 3 a distance of 476 yards; run thence North 440 yards; run thence East 476 yards; run thence South 440 yards to the point of beginning.

Subject to the following:

1. Taxes for 1985 and subsequent years. 1985 taxes are a lien but not due and payable until October 1, 1985.
2. Transmission line permit to Alabama Power Company as recorded in Deed Book 133, page 481, in the Probate Office of Shelby County, Alabama.

BOOK 037 PAGE 862

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 17th

day of June, 19 85

WITNESS:

Mary Ann Mooney (Seal) Clyde Mooney (Seal)
Barbara K. Gandy (Seal) Lillian Mooney (Seal)

1985 AUG 15 AM 9:19

STATE OF FLORIDA
Duval COUNTY

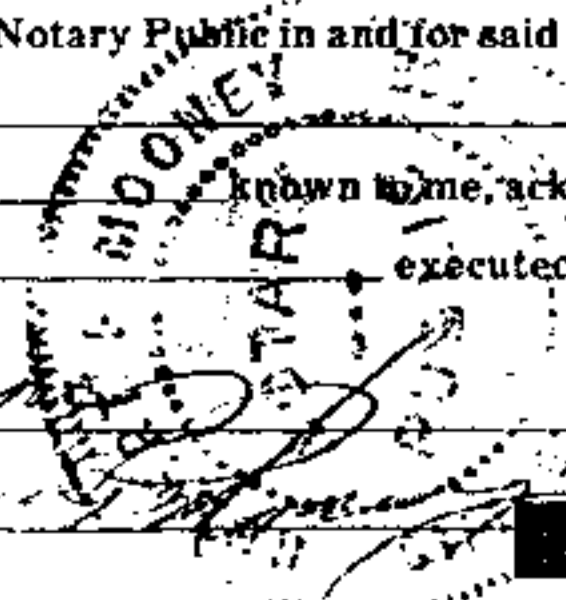
(Seal) Thomas J. ...
JUDGE OF THE COURT

(Seal) Deed TAX 23.00
Rec 2.50
Fee 1.00
26.50

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Clyde Mooney and wife, Lillian Mooney 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 17th day of June, A. D., 19 85

My Commission Expires 3-20-86



Notary Public