

SEND TAX NOTICE TO:

(Name) Glenn D. Ellison  
Rt. 1 Box 468  
 (Address) Calera, AL 35040

Grantors' Address:  
Rt. 1 Box 49-B  
Chelsea, AL 35043

This instrument was prepared by

(Name) Mitchell A. Spears  
P.O. Box 91  
 (Address) Montevallo AL 35115

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 Forty Two Thousand and 00/100 (\$42,000.00) DOLLARS

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

James Rickey Walker and wife, Julie Walker

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

Glenn D. Ellison and wife, Velma Ellison

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

SHELBY

County, Alabama to-wit:

Commence at the Northwest corner of the NW  $\frac{1}{4}$  of the SW  $\frac{1}{4}$  of Section 9, Township 24 North, Range 12 East, thence run South along the West line of said quarter-quarter Section a distance of 413.40 feet to the North line of Birmingham Street; thence turn an angle of 91 deg. 07 min. to the left and run along the North line of Birmingham Street a distance of 432.00 feet to the point of beginning; thence continue East in the same direction along the North line of Birmingham Street a distance of 100.00 feet; thence turn an angle of 88 deg. 53 min. to the left and run a distance of 150.00 feet; thence turn an angle of 91 deg. 07 min. to the left and run a distance of 100.00 feet; thence turn an angle of 88 deg. 53 min. to the left and run a distance of 150.00 feet to the point of beginning; being a part of Lots 11 and 12 of Bozeman's Survey as recorded in Deed Book 14 page 239 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Mineral and mining rights excepted.

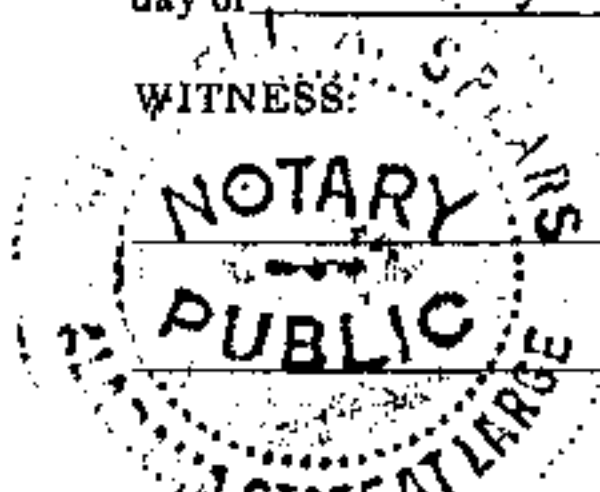
TO HAVE AND TO HOLD Unto the said GRANTEES as joint tenants, with right of survivorship, their heirs and assigns, forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the grantees herein) in 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 1st

day of July, 19 86.

WITNESS:



STATE OF ALA. SHELBY CO.  
 I CERTIFY THIS (Seal)  
 INSTRUMENT WAS FILED (Seal)  
1986 JUL 15 AM 10:17 (Seal)

James Rickey Walker (Seal)  
James Rickey Walker  
Julie Walker (Seal)  
Julie Walker (Seal)

STATE OF ALABAMA  
SHELBY COUNTY

Thomas A. Shoultz, Jr.  
 JUDGE OF PROBATE

Deed 84-4200  
Ac 230  
Ind 100  
4550

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that James Rickey Walker and Julie Walker 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 1st day of July, A.D., 19 86

M. A. Spears  
 Notary Public