

SEND TAX NOTICE TO:

(Name) Joe W. and Sally D. Hunnicutt

(Address) Route 2, Box 122, Calera, AL 35040

This instrument was prepared by

(Name) V. Wayne Causey

(Address) P. O. Drawer D, Calera, Alabama 35040

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 Five-thousand and no/100 (\$5,000.00) ----- DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,  
ZOLLIE S. COWART, JR., a married man, as the sole heir of Zollie S. Cowart, who  
died intestate on January 28, 1986,  
(herein referred to as grantors) do grant, bargain, sell and convey unto

JOE W. HUNNICUTT and his wife, SALLY D. HUNNICUTT,

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

SHELBY County, Alabama to-wit:

Lots 13, 14, 15, 16 and 17 in Block 48, according to Dunstan's Map  
and survey of the Town of Calera.

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\$4,000.00 of the consideration recited above was paid from a mortgage  
loan closed simultaneously herewith.

This instrument was prepared without benefit of survey.

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, T have hereunto set my hand(s) and seal(s), this 31<sup>st</sup>  
day of October, 1986

- 1. State Witness: 1.00
- 2. Mfg. Tax \_\_\_\_\_
- 3. Recording Fee 2.50
- 4. Indexing Fee 1.00
- TOTAL H.S.D

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED  
1986 NOV -5 AM 8:52  
Thomas W. ...  
NOTARY PUBLIC (Seal)

Zollie S. Cowart, Jr. (Seal)  
ZOLLIE S. COWART, JR., as the  
sole heir of Zollie S. Cowart, (Seal)  
who died intestate on  
January 28, 1986 (Seal)

STATE OF ALABAMA }  
SHELBY COUNTY }

I, Zollie S. Cowart, Jr., a married man, a Notary Public in and for said County, in said State,  
hereby certify that as the sole heir of Zollie S. Cowart, who died intestate on January 28, 1986  
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 he executed the same voluntarily  
on the day the same bears date.

Given under my hand and official seal this 31<sup>st</sup> day of October, A. D., 1986

Thomas W. ...  
NOTARY PUBLIC  
COMMISSION EXPIRES MAY 26, 1988