

(Name) J. W. Blackerby(Address) P.O. Box 164 Wilsonville, Al. 35186

This instrument was prepared by

(Name) Michael T. Atchison, Attorney at Law(Address) P.O. Box 822 Columbiana, Al. 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 One dollar DOLLARSto the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
J. W. Blackerby and wife, Lillian R. Blackerby

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

Jerald E. Blackerby, Judith O. Isbell, Susan B. McDaniel

(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 1/4 of NW 1/4 of Section 6, Township 21 South, Range 2 East, described as follows: Commencing at a point in the center of the railway track at the East end of a culvert, being the first culvert East of the Wilsonville Depot on the Southern Railway, and run Easterly along the center of the Southern Railway track, a distance of 30 feet; run thence in a Northerly direction and perpendicular to the center line of the Southern Railway 50 feet to an iron stob; run thence in an Easterly direction and parallel with and 50 feet from the center line of the Southern Railway 275 feet to point of beginning of the land herein described; thence in a Northerly direction and parallel with East line of lot formerly known as the Grist Mill lot; which is also the East line of the lot described in that certain deed from W. T. Taylor, Jr., and wife, Gertrude Taylor to R. C. Foster and Roxie M. Foster dated December 10, 1948, and recorded in Deed Book 136, page 155, a distance of 272 feet to the North line of said Grist Mill lot; thence run in an Easterly direction along the North line of said Grist Mill lot 80 feet; thence run in a Southern direction and parallel with the West line of the lot being herein conveyed 272 feet to the North boundary line of the Southern Railway right of way; run thence in a Westerly direction along the Northern boundary line of said Railway right of way 80 feet to point of beginning.

Situating in Shelby County, Alabama.

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 12day of January 19 89

WITNESS:

89 JAN 12 PM 12:12

(Seal)

J. W. Blackerby

(Seal)

Lillian R. Blackerby

(Seal)

Lillian R. Blackerby

(Seal)

STATE OF ALABAMA

SHELBY

COUNTY

3. Recording Fee

4. Indexing Fee

TOTAL

5.00

I, THE UNDERSIGNED, a Notary Public in and for said County, in said State,hereby certify that J. W. Blackerby and wife, Lillian R. Blackerbywhose names are signed to the foregoing conveyance, and who are known to me, acknowledged before meon 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 12 day of January A. D., 19 89

Notary Public.