

This instrument was prepared by

¹⁴³⁵
Harrison, Conwill, Harrison & Justice

P. O. Box 557

Columbiana, Alabama 35051

26,000.00

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

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

Tom D. Bagley

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

Carl H. Schultze and Rosemary R. Schultze

(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 portion of land situated in the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 22, Township 20 South, Range 1 West, being the W $\frac{1}{2}$ of the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ and the West 200.0 feet of the E $\frac{1}{2}$ of the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of said Section 22 and being more particularly described as follows:

Begin at the Northwest corner of Section 22, Township 20 South, Range 1 West; thence run South along the West line of said Section 22 a distance of 1321.20 feet to the Southwest corner of the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of said Section 22; thence turn left 91 deg. 28 min. 20 sec. and run East along the South line of said $\frac{1}{4}$ - $\frac{1}{4}$ Section a distance of 865.4 feet; thence turn left 88 deg. 31 min. 40 sec. and run North and parallel to the West line of said Section a distance of 1321.18 feet to the North line of said Section 22; thence turn left 91 deg. 28 min. 45 sec. and run West along said North Section line a distance of 865.4 feet to the point of beginning. Containing 26.24 acres, more or less.

The above described property does not constitute any part of Grantor's homestead.

EXCEPTION ON REVERSE SIDE

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 hands(s) and seal(s), this 20th
day of January, 19 89.

WITNESS:

(Seal)

(Seal)

(Seal)

Tom D. Bagley (Seal)

(Seal)

(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 Tom D. Bagley
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 20th day of January, A. D., 19 89.

[Signature]

Notary Public.

LESS AND EXCEPT title to minerals underlying caption lands with mining rights and privileges belonging thereto, as reserved in Real Record 160, Page 232, in the Probate Office of Shelby County, Alabama.

800K 223 PAGE 742
STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
89 JAN 24 PM 3:06
Thomas A. Smith, Jr.
JUDGE OF PROBATE

1. Deed Tax \$26.00
2. Mtg. Tax _____
3. Recording Fee 5.00
4. Indexing Fee 1.00
TOTAL 32.00

Recording Fee \$ _____
Deed Tax \$ _____

This form furnished by

HARRISON, CONWILL, HARRISON
& JUSTICE

P. O. Box 557

Columbiana, Alabama 35051

WARRANTY DEED
JOINT TENANTS WITH
RIGHT OF SURVIVORSHIP

TO

Return to:

JAY 3241 ESS 10008