

STATE OF ALABAMA
COUNTY OF SHELBY

WARRANTY DEED, WITH RIGHT OF
SURVIVORSHIP

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of Forty-five Thousand and no/100 (\$45,000.00) Dollars, the receipt of which is hereby acknowledged, we, LYNN WILSON PRATT, JIMMY PRATT, JOHN PRATT and HOWARD PRATT, DAVID ATCHISON, JAMES ATCHISON, ALVIN REED, WAYNE REED, DONNA DICKSON, WILLIAM DAVID REED, and FRANKIE ATCHISON, being all of the heirs at law and next of kin of H.J. ATCHISON, who died intestate in 1961, and RUTH F. ATCHISON, who died intestate in 1989, hereinafter referred to as Grantors, do hereby grant, bargain, sell and convey unto BOBBY CLAY STUDDARD and wife, ELIZABETH A. STUDDARD, hereinafter referred to as Grantees, as joint tenants, with right of survivorship, the following described real estate lying and being in Shelby County, Alabama, to-wit:

Parts of Lots number 18, 19 and 20 in Storr's Addition to the Town of Montevallo, Alabama, according to survey and plot of said Storr's Addition, which is recorded in the Office of the Judge of Probate of Shelby County, Alabama, the property being particularly described and bounded as follows: Beginning at the westernmost corner of said lots, said point of beginning being the intersection of North Boundry Street and Island Street, as extended, running thence in a Northeasterly direction along the margin of said Island Street as extended a distance of 411 feet and 7 inches; thence in a Southeasterly direction at right angles to said Island Street, a distance of 194 feet; thence in a Southwesterly direction a distance of 111 feet and 7 inches; thence in a Southeasterly direction a distance of 2 feet; thence in a Southwesterly direction a distance of 77 feet; thence in a Northwesterly direction a distance of 24 feet; thence in a Southwesterly direction a distance of 120 feet to the Old Montgomery Public Road and thence in a Northwesterly direction along the margin of said Old Montgomery Road a distance of 222 feet and 6 inches to the point of beginning, the same being known as the John T. Wilson Place in Montevallo, Alabama.

LESS AND EXCEPT THEREFROM THE FOLLOWING:

That parcel described in Deed Book 122, page 98, which is described as follows: Beginning at the Westernmost part of the property belonging to Minnie P. Harvey the said point of beginning being the intersection of North Boundry Street and Island

Return To:
M. A. Spears

Street, thence running in a Northeasterly direction along the margin of said Island Street a distance of 116 feet, thence in a Southeasterly direction 190 feet along the property belonging to Mrs. S.P. Harrell, thence in a Southwesterly direction a distance of 52 feet along the edge of Bess Woods property, and thence in a Northwesterly direction along the margin of the Old Montgomery Road a distance of 222 1/2 feet to the point of beginning. Located in the Town of Montevallo, in the Storr's Addition, as recorded in Shelby County Probate Office.

ALSO LESS AND EXCEPT THEREFROM THE FOLLOWING:

The Westernmost corner of said lot in on the margin of Island Street 116 feet from the intersection of North Boundry Street and Island Street, running in a Northeasterly direction, Beginning at the Westernmost corner and running thence in a Northeasterly direction along the margin of said Island Street, a distance of 80 feet, thence in a Southeasterly direction a distance of 190 feet to a point where the property of Minnie P. Harvey extends a distance of 24 feet further back from Island Street than does the property sold to Mrs. S.P. Harrell, thence in a Southwesterly direction a distance of approximately 73 feet along the edge of the Bess Woods property to a corner which point lies 52 feet from the margin of the old Montgomery Road; said 52 feet being on the edge of the Bess Woods property, thence in a Northwesterly direction 190 feet to the point of beginning. Located in the town of Montevallo, Alabama, in Storr's Addition which is recorded in Shelby County Probate Office.

The above described property is no part of the Grantors' homestead, or that of any spouse, if any, of said Grantors.

TO HAVE AND TO HOLD unto 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, then the heirs and assigns of the Grantees herein shall take as tenants in common.

And we do for ourselves, and for our heirs, executors and administrators, do covenant with Grantee herein, that we are lawfully seized in fee simple of said premises; that they

are free from all encumbrances unless otherwise herein stated; that we have a good right to sell and convey the same as aforesaid, and that we will and our heirs, executors and administrators shall warrant and defend the same unto said Grantee, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal on this the date hereinbelow written.

Lynn Wilson Pratt
LYNN WILSON PRATT

Jimmy Pratt
JIMMY PRATT

John Pratt
JOHN PRATT

Howard Pratt
HOWARD PRATT

David Atchison
DAVID ATCHISON

James Atchison
JAMES ATCHISON

Alvin Reed
ALVIN REED

Wayne Reed
WAYNE REED

Donna Dixon
DONNA DIXON DICKSON L.D.

William David Reed
WILLIAM DAVID REED

Frankie Atchison
FRANKIE ATCHISON

STATE OF ALABAMA

COUNTY OF Bibb

I, the undersigned, a Notary Public, in and for said State and in said County, hereby certify that LYNN WILSON PRATT, 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 this conveyance, executed the same voluntarily, on this the day the same bears date.

Given under my hand and official seal this the 3rd day of August, 1991.

Jo Layne Chapman
NOTARY PUBLIC

My commission expires: 4/27/93

STATE OF ALABAMA

COUNTY OF Bibb

I, the undersigned, a Notary Public in and for said State, and in said County hereby certify that JIMMY PRATT, 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 foregoing instrument, signs the same voluntarily on this the day the same bears date.

Given under my hand and official seal this the 3rd day of August, 1991.

Jo Layne Chapman
NOTARY PUBLIC

My commission expires: 4/27/93

STATE OF ALABAMA

COUNTY OF Bibb

I, the undersigned, a Notary Public, in and for said State and in said County, hereby certify that JOHN PRATT, 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 this instrument, executes the same voluntarily on this the day the same bears date.

Given under my hand and official seal this the 3rd day of August, 1991.

Jo Layne Chapman
NOTARY PUBLIC

My commission expires: 4/27/93

STATE OF ALABAMA

COUNTY OF Bibb

I, the undersigned, a Notary Public, in and for said State and in said County, hereby certify that HOWARD PRATT, 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 this instrument, executed the same voluntarily on this the day the same bears date.

Given under my hand and official seal this the 3rd day of August, 1991.

J. Layne Chapman

NOTARY PUBLIC

My commission expires: 4/27/93

STATE OF ALABAMA

COUNTY OF Bibb

I, the undersigned, a Notary Public in and for said State, and in said County hereby certify that DAVID ATCHISON, 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 foregoing instrument, signs the same voluntarily on this the day the same bears date.

Given under my hand and official seal this the 3rd day of August, 1991.

J. Layne Chapman

NOTARY PUBLIC

My commission expires: 4/27/93

STATE OF ALABAMA

COUNTY OF BIBB

I, the undersigned, a Notary Public, in and for said State and in said County, hereby certify that JAMES ATCHISON, 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 this instrument, executes the same voluntarily on this the day the same bears date.

Given under my hand and official seal this the 23 day of October, 1991.

Susan Kay Smith

NOTARY PUBLIC

My commission expires: 11-22-93

***NOTARIZED IN ERROR --
SEE CORRECTED NOTARY
ACKNOWLEDGEMENT FOR
DAVID ATCHISON ON LAST
PAGE OF THIS INSTRUMENT

BOOK 372 PAGE 481

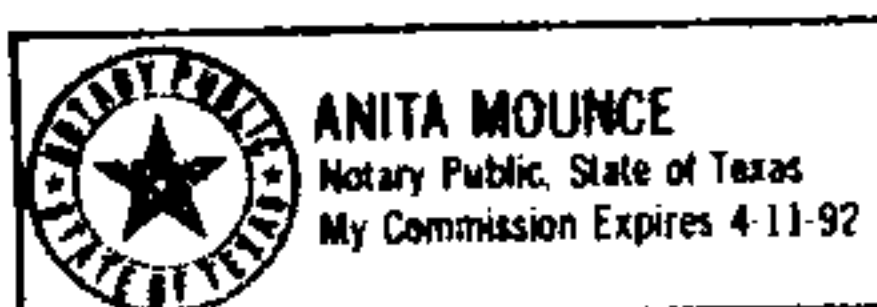
STATE OF TEXAS

COUNTY OF Randall

I, the undersigned, a Notary Public, in and for said State and in said County, hereby certify that ALVIN REED, 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 this instrument, executed the same voluntarily on this the day the same bears date.

Given under my hand and official seal this the 22nd day of August, 1991.

Anita Mounce
NOTARY PUBLIC
My commission expires: 4-11-92



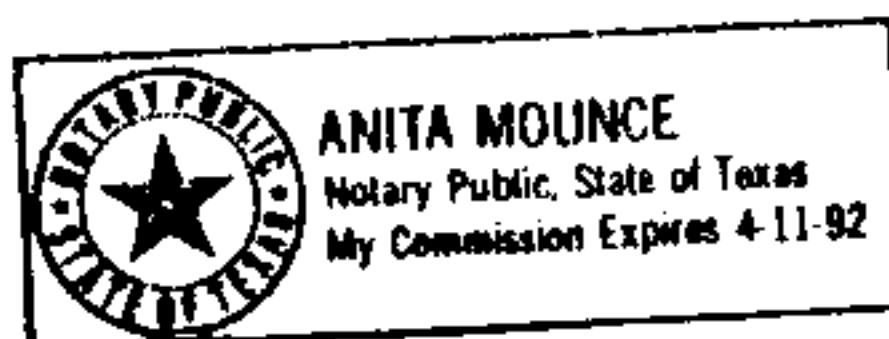
STATE OF TEXAS

COUNTY OF Randall

I, the undersigned, a Notary Public in and for said State, and in said County hereby certify that WAYNE REED, 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 foregoing instrument, signs the same voluntarily on this the day the same bears date.

Given under my hand and official seal this the 22nd day of August, 1991.

Anita Mounce
NOTARY PUBLIC
My commission expires: 4-11-92



STATE OF Alphonsa

COUNTY OF Shelby

I, the undersigned, a Notary Public, in and for said State and in said County, hereby certify that DONNA DICKSON, 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 this instrument, executes the same voluntarily on this the day the same bears date.

Given under my hand and official seal this the 3rd day of August, 1991.

Jo Layne Chapman
NOTARY PUBLIC
My commission expires: 4/27/93

STATE OF Alabama
COUNTY OF Shelby

I, the undersigned, a Notary Public, in and for said State and in said County, hereby certify that WILLIAM DAVID REED, 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 this instrument, executed the same voluntarily on this the day the same bears date.

Given under my hand and official seal this the 3rd day of August, 1991.

Jo Lynn Chapman
NOTARY PUBLIC
My commission expires: 4/27/93

STATE OF Alabama
COUNTY OF Jefferson

I, the undersigned, a Notary Public in and for said State, and in said County hereby certify that FRANKIE ATCHISON, 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 foregoing instrument, signs the same voluntarily on this the day the same bears date.

Given under my hand and official seal this the 9th day of September, 1991.

Mary C. Huddleston
NOTARY PUBLIC
My commission expires: 12/1/93

This instrument prepared (without benefit of title evidence or title examination) by:

MICHAEL L. MURPHY
ATTORNEY AT LAW
130 Court Square East
Centreville, AL. 35042
(205) 926-4686

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED

NOV - 8 AM 11:20

JUDGE OF PROBATE

STATE OF ALABAMA
COUNTY OF BIBB

I, the undersigned, a Notary Public, in and for said State and in said County hereby certify that DAVID ATCHISON, 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 this conveyance, he executed the same voluntarily on this the day the same bears date.

Given under my hand and official seal this the 11 day of September, 1991.

Laura Kay Bush
NOTARY PUBLIC

1. Deed Tax	\$ 45.00
2. Mtg. Tax	\$ 0.00
3. Recording Fee	\$ 12.50
4. Indexing Fee	\$ 12.50
5. No Tax Fee	\$ 0.00
6. Certified Fee	\$ 1.00
Total	\$ 75.50