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**SHELBY COUNTY ABSTRACT & TITLE CO., INC.**  
P. O. Box 752 - Columbiana, Alabama 35051  
(205) 669-6204 (205) 669-6291 Fax(205) 669-3130

SEND TAX NOTICE TO:

(Name) Albert C. Walton  
104 Highland Drive  
(Address) Columbiana, Alabama 35051

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 Sixteen Thousand and no/100 ----- DOLLARS

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

Andy Caldwell Walton and wife, Lexie Mae Walton

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

Albert C. Walton and Diane E. Walton

(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 the SE 1/4 of Section 14, Township 21 South, Range 1 West, described as follows: Commencing at the SE corner of said 1/4-1/4 Section and run Northerly direction along the East boundary of said 1/4-1/4 Section a distance of 682 feet for point of beginning of lot herein described; thence continue Northerly along said line 160 feet; thence turn an angle of 90 degrees to left and run to the Columbiana-Chelsea Highway right of way; thence in a Southeasterly direction along said right of way to a point 682 feet North of the South boundary of said Section; thence run in a Easterly direction to point of beginning.  
Situating in Shelby County, Alabama.

Subject to easements, restrictions and rights of way of record, if any.

\$16,000.00 of the purchase price recited above was paid from a purchase money mortgage executed simultaneously herewith.

Inst # 1992-18769

09/02/1992-18769  
10:46 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
001 MCD 8.50

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 2nd day of September, 19 92.

WITNESS:

\_\_\_\_\_(Seal) Andy C. Walton Sr. (Seal)  
\_\_\_\_\_(Seal) Andy Caldwell Walton  
\_\_\_\_\_(Seal) Lexie Mae Walton (Seal)  
\_\_\_\_\_(Seal) Lexie Mae Walton (Seal)

STATE OF ALABAMA }  
Shelby COUNTY }

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Andy Caldwell Walton and Lexie Mae Walton 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 2nd day of September, A. D., 1992

W. E. H. F.

Peggy J. Letson  
Notary Public.