

SEND TAX NOTICE TO:

(Name) Brian W. Carter  
(Address) 197 Oak Street  
Maylene, AL  
35114

This instrument was prepared under supervision of:  
(Name) Madison C. Lee, Notary  
(Address) 214 S. 3rd Street, Vicksburg, MS 39181  
(Phone) 1-601-634-1111

**WARRANTY DEED**

STATE OF ALABAMA

KNOW ALL MEN BY THESE PRESENTS:

SHELBY COUNTY

That in consideration of One Hundred Twenty Nine Thousand Five Hundred & No/100 (129,500.00)

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, RONALD E. HUSKEY, JR. and ALISON S. HUSKEY, husband and wife

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

Brian W. Carter and Tammy L. Carter

as joint tenants with right of survivorship

(herein referred to as grantees, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

See EXHIBIT A

Property address: 137 Oak Street, Maylene, Alabama 35114

Subject to restrictions of record, conditions, reservations and easements, zoning ordinances, if any, and general taxes and assessments not yet due and payable.

\$ 128,441.00 of the purchase price was paid from the proceeds of a mortgage loan closed simultaneously herewith.

~~TO HAVE AND TO HOLD unto the said grantees, their heirs and assigns forever~~ (SEE BELOW)

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

day of April, 2000

Alison S. Huskey (Seal)  
ALISON S. HUSKEY (Seal)

Ronald E. Huskey, Jr. (Seal)  
RONALD E. HUSKEY, JR. (Seal)

(Seal)

(Seal)

STATE OF ALABAMA

General Acknowledgment

SHELBY COUNTY

I, Elizabeth Hearn Buckle, a Notary Public in and for said County, in said State, hereby certify that Ronald E. Huskey, Jr. and Alison S. Huskey, husband and wife 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 3

day of May, AD 2000

My Commission expires 6/30/02

Elizabeth Hearn Buckle  
Notary Public

**CONTINUED FROM ABOVE:**

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.

Inst # 2000-16247

05/17/2000-16247  
10:58 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE

002 NMS 12.50

RONALD E. HUSKEY JR. and ALISON S. HUSKEY  
husband and wife  
137 Oak Street  
Maylene, Alabama 35114

**EXHIBIT A**

A parcel of land in the SW 1/4 of the SE 1/4 of Section 4, Township 21 South, Range 3 West, Shelby County, Alabama, described as follows:

Commence at the Southeast corner of Lot 39 of Woodland Hills, First Phase, Third Sector, as recorded in Map Book 6, page 7 in the Probate Office of Shelby County, Alabama; thence run west along the South line of said Lot 168.89 feet radial to a point on a clockwise curve on the Easterly right of way of Oak Street; said curve having a delta angle of  $05^{\circ}40'41''$  and a radius of 305.03 feet; thence run Southerly along the arc of said curve 30.23 feet; thence continue tangent to curve, along said right of way 140.89 feet to the point of beginning; thence continue last course 10.00 feet to the point of a clockwise curve having a delta angle of  $32^{\circ}47'05''$  and a radius of 199.97 feet; thence run along the arc of said curve 114.42 feet to the point of a counterclockwise curve having a delta angle of  $90^{\circ}00'00''$  and a radius of 25.00 feet; thence run along the arc of said curve 39.27 feet; thence continue tangent to said curve and Southeast along the North right of way of Hickory Street 126.48 feet; thence turn left  $100^{\circ}17'00''$  and run Northeast 200.73 feet; thence turn left  $20^{\circ}30'31''$  and run North 35.90 feet; thence turn left  $91^{\circ}59'32''$  and run West 160.03 feet to the point of beginning.

Situated in Shelby County, Alabama.

**Inst # 2000-16247**

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002 HHS 12.50