

20061002000486900 1/2 \$24.00
Shelby Cnty Judge of Probate, AL
10/02/2006 02:33:40PM FILED/GERT

This Instrument Was Prepared By:
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Law Offices of Christopher R. Smitherman, LLC
Post Office Box 261
Montevallo, Alabama 35115
(205) 665-4357

Send Tax Notice:
Dianne M. Stewart
Terrence Neal Stewart
3975 Highway 18
Montevallo, AL 35115

STATE OF ALABAMA)
SHELBY COUNTY) WARRANTY DEED: JOINT TENANCY
WITH RIGHT OF SURVIVORSHIP

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of One Hundred Forty-Nine Thousand Nine Hundred & 00/100 Dollars (\$149,900.00) and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, that, valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Samuel B. Williams and wife, Imogene Williams**, hereinafter called "Grantors", do hereby GRANT, BARGAIN, SELL AND CONVEY unto **Dianne M. Stewart and husband, Terrence Neal Stewart**, hereinafter called "Grantees" for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate, situated in **Shelby County, Alabama**, to wit:

See attached Exhibit "A".

Subject to all items of record.

Note: PURCHASE MONEY FIRST MORTGAGE EXECUTED BY GRANTEE(S), ON EVEN DATE HEREWITH, IN FAVOR OF WELLS FARGO BANK, IN THE SUM OF \$139,900.00.

TO HAVE AND TO HOLD to the said Grantees in fee simple forever, for and during their joint lives and upon the death of either of them, then the survivor in fee simple, and to the heirs of such survivor forever, together with every contingent remainder and right of reversion.

The Grantors, do individually and for the heirs, executors, and administrators of the Grantors covenant with said Grantees and the heirs and assigns of the Grantees, that the Grantors are lawfully seized in fee simple of said premises; that said premises are free from all encumbrances, unless otherwise noted above; that the Grantors have a good right to sell and convey the said premises; that the Grantors and the heirs, executors, administrators of the Grantors shall warrant and defend the said premises to the Grantees and the heirs and assigns of the Grantees forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the Grantors have executed this Deed and set the seal of the Grantors thereto on this date the 27th day of September, 2006.

GRANTOR

Samuel B. Williams (L.S.) Imogene Williams (L.S.)
Samuel B. Williams Imogene Williams

STATE OF ALABAMA)
SHELBY COUNTY) ACKNOWLEDGMENT

I, Chris Smitherman, a Notary Public for the State at Large, hereby certify that the above posted names, Samuel B. Williams and Imogene Williams, which are signed to the foregoing Deed, who are known to me, acknowledged before me on this day that, being informed of the contents of the Deed, that said person executed the same voluntarily on the day the same bears date.

GIVEN UNDER MY HAND AND OFFICIAL SEAL OF OFFICE on this the 27th day of September, 2006.

Chris Smitherman
NOTARY PUBLIC
My Commission Expires: 5/13/2008

EXHIBIT "A"



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Begin at a point on the South line of Fractional Section 12, Township 24, Range 12 East, Shelby County, Alabama, where said South line intersects the centerline of Home-Sessions Chapel paved road and from the beginning point thus established run North 19 degrees 15 minutes East, on and along said centerline 277 feet to a point; thence North 70 degrees 45 minutes West, 236 feet to a point; thence South 19 degrees 15 minutes West, 277 feet to a point on the South line of Fractional Section 12, Township 24, Range 12 East; thence on and along said South line South 70 degrees 45 minutes East, 236 feet to the point of beginning. Situated in Shelby County, Alabama.

Shelby County, AL 10/02/2006
State of Alabama

Deed Tax: \$10.00