

This instrument was prepared by:
Michael T. Atchison, Attorney at Law, Inc.
101 West College
Columbiana, AL 35051

Send Tax Notice To: Thomas A. Srygley
~~102 S. Highway 231~~
~~Shelby County, AL 35178~~
125 N. Hwy 231
Vincennes, AL 35178

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA

} KNOW ALL MEN BY THESE PRESENTS.

SHELBY COUNTY

That in consideration of Ninety Three Thousand dollars and Zero cents (\$93,000.00) to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, Lillian Jackson, an unmarried widow; James Edward Jackson, a married man; JoAnne May, a married woman; and Betty Jane Jackson, a single woman (herein referred to as grantors) do grant, bargain, sell and convey unto Thomas A. Srygley and Belinda Srygley (herein referred to as GRANTEES) as joint tenants with right of survivorship, the following described real estate situated in Shelby County, Alabama to-wit:

SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF.

Subject to taxes for 2008 and subsequent years, easements, restrictions, rights of way, and permits of record.

THIS PROPERTY CONSTITUTES NO PART OF THE HOMESTEAD OF THE GRANTOR OR OF HIS/HER SPOUSE.

\$ 91,788.00 of the above recited purchase price was paid from the proceeds of a mortgage loan closed simultaneously herewith.

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 hands and seals, this 29th day of August, 2008.

(Seal)

Lillian Jackson
Lillian Jackson (Seal)

By James Edward Jackson Attorney in Fact

By: James Edward Jackson, Attorney in Fact
under Power of Attorney recorded as Instrument
#

200809030003516 TO, in the
Probate Office of Shelby County, Alabama


(Seal)

James Edward Jackson
James Edward Jackson (Seal)

(Seal)

JoAnne May
JoAnne May (Seal)

Betty Jane Jackson
Betty Jane Jackson (Seal)


20080903000351680 1/3 \$20.50
Shelby Cnty Judge of Probate, AL
09/03/2008 01:33:36PM FILED/CERT

Shelby County, AL 09/03/2008
State of Alabama

Deed Tax: \$1.50

STATE OF ALABAMA

General Acknowledgment

SHELBY COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that James Edward Jackson, whose names as Attorney in fact for Lillian Jackson 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, in his capacity as such attorney in fact.

Given under my hand and official seal this 29th day of August, 2008.

My commission expires: 10-16-08

Notary Public

STATE OF ALABAMA

General Acknowledgment

SHELBY COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that James Edward Jackson, 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 29th day of August, 2008.

My commission expires: 10-16-08

Notary Public

STATE OF ALABAMA

General Acknowledgment

SHELBY COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that JoAnne May, 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 she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 28 day of August, 2008.

My commission expires: April 27, 2010

My Commission Expires April 27, 2010 Notary Public

STATE OF ALABAMA

General Acknowledgment

SHELBY COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Betty Jane Jackson, 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 she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 28 day of August, 2008.

My commission expires: April 27, 2010

My Commission Expires April 27, 2010

Notary Public

EXHIBIT A

PARCEL I:

Beginning at an iron stake eighty two (82) feet East of the NE corner of the NW $\frac{1}{4}$ of the SW $\frac{1}{4}$, Section 11, Township 19, Range 2 East, run a southwesterly direction one hundred and twenty five (125) feet; thence East one hundred fifty (150) feet to marginal line of Coosa Valley Highway; thence a northeasterly direction, one hundred twenty five (125) feet, along said highway to an iron stake land line; thence West along said land line one hundred and fifty (150) to point of beginning, being in the NW corner of NE $\frac{1}{4}$ of SW $\frac{1}{4}$, Section 11, Township 19 Range 2 East, Shelby County, Alabama. Bounded on the North by land of Oscar Southern on the West and South by land of H. G. Duck and on the East by Coosa Valley Highway.

PARCEL II:

One (1) lot 50 ft. wide X 230 feet long fronting on Alabama Highway No. 25 in the SW corner of SE $\frac{1}{4}$ of NW $\frac{1}{4}$, Section 11, Township 19, Range 2 East, Shelby County, Alabama.