

This instrument prepared by: First Real Estate Corporation of Alabama

Name: P. O. Box 371, Pelham, Alabama 35124

LAND TITLE COMPANY OF ALABAMA
BIRMINGHAM, ALABAMA

WARRANTY DEED, JOINT GRANTEES WITH SURVIVORSHIP

4420

STATE OF ALABAMA }
SHELBY COUNTY } KNOW ALL MEN BY THESE PRESENTS.

That in consideration of Sixteen Thousand (\$16,000.00) & no/100-----DOLLARS

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

Albert Ezell Hamm and wife, Ella Y. Hamm

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

Sherwood Stamps

(herein referred to as 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:

A tract of land situated in the SW $\frac{1}{4}$ of Section 14, Township 22 South, Range 3 West, Shelby County, Alabama, and more particularly described as follows: Begin at the SE corner of the SE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of said Section 14; thence run in a Northerly direction along the East line of said SE $\frac{1}{4}$ of SW $\frac{1}{4}$, and the NE $\frac{1}{4}$ of SW $\frac{1}{4}$, 2226.80 feet to a point on the Southeasterly Right of Way line of Shelby County Highway No. 12; thence an angle left of 147 deg. 43' and run Southwesterly along said Right of Way line, 759.92 feet to the beginning of a curve to the right, said curve having a radius of 3859.72 feet and subtending a central angle of 10 deg. 19'; thence continue Southwesterly along said Right of Way line, on arc of aforementioned curve, 694.98 feet to a point; thence an angle left of 76 deg. 08' 30" as measured as a deflection angle from chord of said curve; thence run in a Southeasterly direction 1324.01 feet to the point of beginning, LESS AND EXCEPT that portion of said land contained in the Alabama Power Co. transmission right of way located in the NE $\frac{1}{4}$ of SW $\frac{1}{4}$ of said Section and LESS AND EXCEPT the right of way for Shelby County Highway No. 12.

Subject to all covenants, restrictions, conditions, limitations, rights of way and easements of record.

19750507000022390 1/1 \$.00
Shelby Cnty Judge of Probate, AL
05/07/1975 12:00:00AM FILED/CERT

STATE OF ALA. SHELBY CO.
I HEREBY CERTIFY THIS INSTRUMENT WAS FILED
MAY -7 AM 8:22
Need for 16:00
Cancel in 2 weeks
JUDGE OF PROBATE

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

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 5th day of May, 1975.

WITNESS:

.....(Seal) Albert Ezell Hamm (Seal)
.....(Seal) Ella Y. Hamm (Seal)
.....(Seal) (Seal)

STATE OF ALABAMA }
SHELBY COUNTY } General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Albert Ezell Hamm & wife, Ella Y. Hamm 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 that executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 5th day of May, A. D., 1975

David R. ... Notary Public.