

Address of Joe Adaway (grantee)
Route 1, Box 116
Sterrett, Alabama 35147

This instrument was prepared by
Harrison, Conwill, Harrison & Justice
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P.O. Box 557
(Address) Columbiana, Alabama 35051



WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA
SHELBY

KNOW ALL MEN BY THESE PRESENTS,

COUNTY

That in consideration of Fifteen Thousand Five Hundred and no/100--(\$15,500.00)--- DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
Ralph W. Thomas and wife, Sue H. Thomas; L.B. Bingham and wife, Janell N. Bingham
(herein referred to as grantors) do grant, bargain, sell and convey unto

Joe Adaway and Jerry Lynn Adaway

(herein referred to as GRANTEES) as joint tenants with right of survivorship, the following described real estate situated in _____

Shelby County, Alabama to-wit:

Beginning at the Southeast corner of the SW $\frac{1}{4}$ of NE $\frac{1}{4}$, Section 28, Township 19 South, Range 1 East, Shelby County, Alabama, run thence North along the East line of said SW $\frac{1}{4}$ of NE $\frac{1}{4}$ for a distance of 104.60 feet to the Southeasterly right-of-way line of U.S. Highway #280; thence turn an angle to the left of 97 degrees 03 minutes 30 seconds and run in a Southwesterly direction along said highway right-of-way for a distance of 300 feet; thence turn an angle to the left of 82 degrees 56 minutes 30 seconds and run Southerly for a distance of 678.83 feet to a point on the North right-of-way line of the Atlantic Coast Line Railroad; thence turn an angle to the left of 96 degrees 16 minutes and run Easterly along said railroad right-of-way line for a distance of 299.52 feet to a point on the East line of the NW $\frac{1}{4}$ of SE $\frac{1}{4}$ of said Section 28 which is 578.4 feet South of the point of beginning; thence turn an angle to the left of 83 degrees 44 minutes and run North along said East line for a distance of 578.4 feet to the point of beginning; containing 4.654 acres, more or less. Situated in Shelby County, Alabama.

\$10,000.00 of the above recited purchase price was paid from a mortgage executed simultaneously herewith.

Address of Ralph W. Thomas (grantor) Address of L.B. Bingham (grantor)
311 Westover Drive 1021 Forest Brook Drive
Birmingham, Alabama 35209 Birmingham, Alabama 35226

TO HAVE AND TO HOLD to the said GRANTEES as joint tenants with right of survivorship.

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 4th day of June, 1982

XXXXXX

Ralph W. Thomas (Seal)
Ralph W. Thomas
Sue H. Thomas
Sue H. Thomas

L.B. Bingham (Seal)
L.B. Bingham
Janell N. Bingham (Seal)
Janell N. Bingham

STATE OF ALABAMA
SHELBY COUNTY

STATE OF ALABAMA
SHELBY COUNTY
1982 JUN -4 PM 1:36
JUDGE OF PROBATE

General Acknowledgment

I, the undersigned authority, Ralph W. Thomas and wife, Sue H. Thomas, a Notary Public in and for said County, in said State, hereby certify that L.B. Bingham and wife, Janell N. Bingham, whose name is 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 4th day of June, A. D., 1982