

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



GRANTEE: Walter E. & Judy Ann Ward
Route 3 Box 282
Sylacauga, AL 35150

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Thousand and no/100-----(\$1,000.00)----- DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
Lawrence W. Ward and wife, Laura Frances Ward

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

Walter E. Ward and Judy Ann Ward

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

Shelby County, Alabama to-wit:

Commence at the Northeast corner of the E $\frac{1}{2}$ of Fraction "E", Section 29, Township 19 South, Range 3 East, thence run South along the East line of said Fraction E a distance of 592.20 feet to the Northeast margin of Glaze Ferry Road; thence turn an angle of 52 degrees 22 minutes 39 seconds to the left and run along said road a distance of 57.62 feet; thence turn an angle of 3 degrees 03 minutes 02 seconds to the left and run a distance of 244.56 feet; thence turn an angle of 86 degrees 11 minutes 24 seconds to the right and run a distance of 98.50 feet; thence turn an angle of 8 degrees 34 minutes 22 seconds to the right and run a distance of 186.46 feet; thence turn an angle of 4 degrees 55 minutes 31 seconds to the right and run a distance of 127.09 feet; thence turn an angle of 14 degrees 44 minutes 13 seconds to the right and run a distance of 194.98 feet; thence turn an angle of 4 degrees 57 minutes 03 seconds to the right and run a distance of 223.95 feet; thence turn an angle of 00 degrees 13 minutes 08 seconds to the right and run a distance of 99.51 feet to the point of beginning, being the Northwest corner of the Walter E. Ward lot; thence turn an angle of 85 degrees 31 minutes 59 seconds to the left and run along the West line of said Walter E. Ward lot a distance of 175 feet; thence turn an angle of 86 degrees 25 minutes 55 seconds to the right and run a distance of 104.34 feet to a point; thence run in a Northwesterly direction, parallel to the West line of the Walter E. Ward lot a distance of 208.7 feet to a point; thence run in a Southeasterly direction a distance of 117.01 feet to the point of beginning.

The North 15 feet of the above described property is reserved for road right-of-way

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 3rd

day of August 1982

WITNESS:

1982 OCT 11

Lawrence W. Ward (Seal)
Lawrence W. Ward

Laura Frances Ward (Seal)
Laura Frances Ward

STATE OF ALABAMA
SHELBY COUNTY

Notary Public
TAX 1.00
1.50
1.00
3.50

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Lawrence W. Ward and wife, Laura Frances Ward 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 3rd day of August, A. D., 1982.