

This instrument was prepared by

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(Name) Harrison, Conwill, Harrison & Justice

Attorneys at Law

(Address) Columbiana, Alabama 35051

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One and no/100----- DOLLARS
and other good and valuable consideration

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

Edward Lansford and wife, Nina Lansford

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

Jim Barnes and Debbie Barnes

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

Shelby

County, Alabama to-wit:

A parcel of land containing 3.14 acres, more or less, located in the NE $\frac{1}{4}$ of Section 10, Township 19 South, Range 2 West, described as follows:
Commence at the Northeast corner of Section 10, Township 19 South, Range 2 East and run South along the East line of Section 10 a distance of 669.0 feet to the Southeast corner of Charles Greene lot as set by Frank W. Wheeler, Registered Land Surveyor No. 3385; thence turn an angle of 90 deg. to the right and run West along the South boundary line of said lot a distance of 210.0 feet to the Southwest corner of said lot; thence run South 16 deg. 32 min. W(M.B.) a distance of 707 feet to a point; thence turn an angle of 26 deg. 04 min. 28 sec. to the left and run 400.31 feet; thence turn an angle of 90 deg. to the right and run 210.0 feet; thence turn an angle of 90 deg. to the right and run 247.97 feet to a point; thence turn left 26 deg. 34 min. 26 sec. and run a distance of 583.59 feet to the point of beginning of the property herein conveyed; thence continue last course a distance of 221.55 feet; thence turn right 108 deg. 35 min. a distance of 708.42 feet to the Southerly right-of-way of Highway #464; thence turn right 102 deg. 00 min. along said right-of-way a distance of 214.69 feet; thence turn right 78 deg. 00 min. a distance of 593.18 feet to the point of beginning.

GRANTORS' ADDRESS:

Box 109

Vincent, Alabama 35178

GRANTEES' ADDRESS

General Delivery

Vincent, Alabama 35178

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 16th day of November, 19 83.

WITNESS:

Deed TAX 2.00
Rec 1.50
Ind 1.00
H.S.O
1983 NOV 17 PM 2:06
STATE DE ALA. SHELBY CO.
I CERTIFY THIS DOCUMENT WAS FILED
(Seal)

Edward Lansford (Seal)
Edward Lansford

Nina Lansford (Seal)

Nina Lansford (Seal)

STATE OF ALABAMA

SHELBY

COUNTY

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Edward Lansford and wife, Nina Lansford whose name s 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 16th day of November, A. D., 19 83.