

This instrument was prepared by HARRISON, CONWILL, HARRISON & JUSTICE
Attorneys at Law, P.O. Box 557
Columbiana, Alabama 35051

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA)

KNOW ALL MEN BY THESE PRESENTS,

COUNTY OF SHELBY)

That in consideration of Twenty Thousand and no/100 (\$20,000.00) Dollars, to the undersigned grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, I, JOHN W. MERRELL, as Trustee for Edward E. Grogan, Jessie G. McGehee, Linnie Pearl Luker, Linzie J. Merrell, John W. Merrell, Oleva M. Bohannon and Frances M. Mattox, under Trust Agreement set out in Deed Book 287, Page 158, in the Probate Office of Shelby County, Alabama, (herein referred to as grantors) do grant, bargain, sell and convey unto DENNIS CRAWFORD and BETH CRAWFORD (herein referred to as GRANTEES) as joint tenants with right of survivorship, the following described real estate situated in Shelby County, Alabama, to-wit:

The NE $\frac{1}{4}$ of NE $\frac{1}{4}$ of Section 14, Township 22 South, Range 1 East,
Shelby County, Alabama.

Subject to easements and rights-of-way of record.

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

And we do for ourselves and for our heirs executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that we are lawfully seized in fee fimple of said premises; that they are free from all encumbrances unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and 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, I have hereunto set my hand and seal, this 19th
day of November, 1983.

JOHN W. MERRELL, Trustee for Edward E. Grogan,
Jessie G. McGehee, Linnie Pearl Luker
Linzie J. Merrell, John W. Merrell, Oleva M.
Bohannon and Frances M. Mattox

BY John W. Merrell
John W. Merrell

\$20,000.00 of the above recited purchase price
was paid from a mortgage executed simultaneously
herewith.

BOOK 351 PAGE 537

STATE OF ALABAMA)

COUNTY OF SHELBY)

I, the undersigned authority, a notary public in and for said County in said State, hereby certify that John W. Merrell, as Trustee for Edward E. Grogan, Jessie G. McGehee, Linnie Pearl Luker, Linzie J. Merrell, John W. Merrell, Oleva M. Bohannon and Frances M. Mattox, under Trust Agreement set out in Deed Book 287, Page 158, in the Probate Office of Shelby County, Alabama, 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, in his capacity as Trustee, executed the same voluntarily on the day the same bears date.

Given under my hand this the 19th day of November, 1983.



William R. Justice
Notary Public

GRANTEES ADDRESS:

957 Hillcrest Avenue
Birmingham, Alabama 35235

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
See Mr. 439-579
1983 NOV 21 AM 9:29

F. Thomas A. Snowden, Jr.
JUDGE OF PROBATE

file . 300
ch. 100
400