

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 Sixty-six Thousand and no/100 (\$66,000.00) DOLLARS

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

Thomas J. Lawley, Jr. and wife, Sharmaine W. Lawley

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

Jimmy D. McElroy and Betty G. McElroy

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

Shelby

County, Alabama to-wit:

Lot 8, Block 1, according to survey of Hidden Valley Estates as recorded in Map Book 6, Page 36, in the Probate Office of Shelby County, Alabama.

Subject to oil, gas and mineral lease as recorded in Deed Book 321, Page 993, in the Probate Office of Shelby County, Alabama.

Subject to easements and restrictions of record.

\$32,000.00 of the purchase price recited above was paid from a mortgage executed simultaneously herewith.

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BOOK

Grantors' address:

558 Brookhill Lane
Montevallo, Alabama 35115

Grantees' address:

558 Brookhill Lane
Montevallo, Alabama 35115

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 11th day of January, 19 84.

WITNESS:

1984 JAN 11 PM 3:00
Deed tax 34.00
Doc. 1.50
36.50
Thomas J. Lawley, Jr. (Seal)
Thomas J. Lawley, Jr. (Seal)
Sharmaine W. Lawley (Seal)
Sharmaine W. Lawley (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 Thomas J. Lawley, Jr. and wife, Sharmaine W. Lawley 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 11th day of January, A. D., 19 84.

William R. Justice
Notary Public.