

This instrument was prepared by

(Name) J. MICHAEL JOINER

(Address) P.O. BOX 1007, ALABASTER, AL 35007



WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of TEN AND NO/100TH (\$10.00) and other good and valuable consideration \$4600.00 DOLLARS

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

JERRY FRANKLIN CARTER AND WIFE, CAROLYN ANN F. CARTER  
(herein referred to as grantors) do grant, bargain, sell and convey unto

JIMMY D. JOHNSON AND WIFE, VICKY DAWN JOHNSON  
(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 Southwest corner of Section 14, Township 21 South, Range 3 West, Shelby County, Alabama; thence run Easterly along the South line of said Section 14, a distance of 2,669.36 feet to the Southwest corner of the SW 1/4 of the SE 1/4 of said Section 14; thence 94 deg. 58 min. 52 sec. left and run Northerly 1,314.72 feet to a point; thence 95 deg. 11 min. 57 sec. right and run Easterly 258.64 feet to a point; thence 87 deg. 27 min. 19 sec. right and run Southerly 217.57 feet to the point of beginning of the property being described; thence continue along last decribed course 200.0 feet to a point; thence 87 deg. 27 min. 19 sec. left and run Easterly 190.43 feet to a point; thence 96 deg. 41 min. 35 sec. left and run Northerly 201.17 feet to a point; thence 83 deg. 18 min. 25 sec. left and run Westerly 175.86 feet to the point of beginning; being situated in Shelby County, Alabama.

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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 19th day of January, 19 84.

WITNESS:

STATE OF ALABAMA, SHELBY CO.  
I HEREBY CERTIFY THAT  
THIS INSTRUMENT WAS FILED

1984 JAN 20 PM 4:07

Meeting 500  
Rec 150  
Ind 100  
(Seal)

Jerry Franklin Carter (Seal)  
JERRY FRANKLIN CARTER  
Carolyn Ann F. Carter (Seal)  
CAROLYN ANN F. CARTER (Seal)

STATE OF ALABAMA

SHELBY COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Jerry Franklin Carter and wife, Carolyn Ann F. Carter whose name 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 19th day of January, A.D. 19 84

County Mason