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(Name) William H. Cole

(Address) \_\_\_\_\_

This instrument was prepared by

(Name) James O. Standridge

(Address) P.O. Box 562, Montevallo, Al 35115

Form 1-1-3 Rev. 5/82

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA

SHELBY COUNTY }  
 \_\_\_\_\_

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Forty Eight Thousand Four Hundred DOLLARS

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

**LEWIS RAYMOND KNOWLES and wife, LINDA LAWSON KNOWLES**

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

**WILLIAM H. COLE and wife, FAYE C. COLE**

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

Shelby

County, Alabama to-wit:

See attached "EXHIBIT A"  
 for description herein.

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TO HAVE AND TO HOLD Unto the said GRANTEES as joint tenants, with right of survivorship, their heirs and assigns, forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee, and if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common.

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 9th

day of February, 19 84.

WITNESS:

\_\_\_\_\_  
 (Seal)

\_\_\_\_\_  
 (Seal)

\_\_\_\_\_  
 (Seal)

Lewis Raymond Knowles (Seal)  
 Lewis Raymond Knowles

Linda Lawson Knowles (Seal)  
 Linda Lawson Knowles

STATE OF ALABAMA

SHELBY COUNTY }  
 \_\_\_\_\_

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Lewis Raymond Knowles and wife, Linda Lawson Knowles whose name \_\_\_\_\_ 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 have executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 9th day of February, A. D., 19 84



Faye C. Cole  
 \_\_\_\_\_  
 Notary Public.

# EXHIBIT A

A tract of land situated in the NW 1/4 of the SE 1/4, and the SW 1/4 of the NE 1/4 of Section 14, Township 22 South, Range 3 West, Shelby County, Alabama, more particularly described as follows: Begin at the SE corner of the NW 1/4 of the SE 1/4; thence North along the East line thereof a distance of 2119.48 feet to the SE ROW line of Shelby County Highway No. 12; thence 112 deg. 07 min. 28 sec. and run SW along the said ROW line for 106.12 feet; thence 98 deg. 15 min. 26 sec. left in a Southeasterly direction a distance of 180.0 feet; thence 44 deg. 13 min. 32 sec. right in a Southwesterly direction a distance of 33.5 feet; thence 53 deg. 49 min. 45 sec. and run Southwesterly a distance of 300.0 feet; thence 112 deg. 23 min. 13 sec. right and run North a distance of 222.0 feet to the Southeast ROW line of Shelby County Highway No. 12; thence 112 deg. 23 min. 13 sec. left and run Southwest along said ROW a distance of 150.83 feet to the beginning of a curve to the left, said curve having a radius of 1600.57 feet and subtending a central angle of 09 deg. 18 min. 12 sec.; thence run Southwest along the arc of said curve a distance of 259.89 feet; thence 58 deg. 30 min. 07 sec. left from "Tangent to Curve" and run in a Southerly direction a distance of 1794.30 feet to a point on the South line of the NW 1/4 of the SE 1/4; thence 87 deg. 17 min. 36 sec. and run in an Easterly direction along the South line thereof a distance of 667.94 feet to the point of beginning; being situated in Shelby County, Alabama.

## Parcel II

Easement for Ingress and Egress in the SE 1/4 of the NE 1/4 of Section 14, Township 22 South, Range 3 West, Shelby County, Alabama, described as follows: Commence at the point of intersection of the West line of said 1/4-1/4 Section; thence South along the West line of said 1/4-1/4 a distance of 185.0 feet to the point of beginning of the center line of a 20 foot wide easement; thence 30 deg. 21 min. 54 sec. left and Southeast a distance of 60 feet; thence 42 deg. 30 min. right and run Southwest 205 feet to the West line of the Southeast quarter of the Northeast quarter, the point of beginning; being situated in Shelby County, Alabama.

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED  
1984 FEB 10 AM 7:59  
JUDGE OF PROBATE

Deed Tax 48.50  
Rec 3.00  
Ord 1.00  
\$ 2.50