

(Name) Jack Bradley
1406 Forest Hills Drive
(Address) Holiday Florida 33590

This instrument was prepared by

(Name) Mike T. Atchison, Attorney
Post Office Box 822
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Form 1-15 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 One Thousand, Two Hundred Fifty and no/100----- DOLLARS

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

Maxine B. Fordham and husband, Ralph Fordham

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

Jack Bradley and wife, Violet T. Bradley

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

Shelby

County, Alabama to-wit:

PARCEL THREE:

A part of the N 1/2 of the SW 1/4 of Section 5, Township 21 South, Range 1 East, Shelby County, Alabama, more particularly described as follows: Commence at the NE corner of the NW 1/4 of the SW 1/4 of said Section 5 and run thence in a Westerly direction along the Northern boundary of said 1/4-1/4 Section a distance of 176.0 feet to the point of beginning of the lot herein conveyed; thence continue in the same direction along the Northern boundary of said 1/4-1/4 Section a distance of 150 feet to a point; thence turn to the left an angle of 89 deg. 15' and run Southerly a distance of 375.0 feet to a point on the Northern boundary of Bradley Court; thence turn to the left an angle of 90 deg. 45' and run Easterly along the Northern boundary of Bradley Court a distance of 150 feet to a point; thence turn to the left an angle of 89 deg. 15' and run Northerly a distance of 375.0 feet to point of beginning. The lot herein conveyed is otherwise described as Lot No. 8 of the Map of Bradley's Estates dated June 1969 and prepared by J. H. Seale, Land Surveyor.

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 26th

day of March, 1984

WITNESS:

STATE OF ALA. SHELBY CO.

I CERTIFY THIS INSTRUMENT WAS FILED

(Seal)

Maxine B. Fordham

(Seal)

Maxine B. Fordham

(Seal)

Ralph Fordham

(Seal)

Ralph Fordham

STATE OF ALABAMA JUDGE OF PROBATE
SHELBY COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Maxine B. Fordham and husband, Ralph Fordham, whose name is are signed to the foregoing conveyance, and who are known to me, acknowledged before me

on this day of March, 1984, and they executed the same voluntarily

on the day the same bears date.

JACK T. ATCHISON, Notary Public

P. O. BOX 752

COLUMBIANA, ALABAMA

day of March, A.D., 1984

Notary Public.

354 PAGE 411 BOOK