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SEND TAX NOTICE TO:

(Name) Charles Butler

(Address) 1013 Parrish Court  
Birmingham, Ala 35235

This instrument was prepared by

(Name) WALLACE, ELLIS, HEAD & FOWLER, ATTORNEYS AT LAW

(Address) COLUMBIANA, ALABAMA 35051

Form 1-1-5 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 ~~THIRTY THOUSAND AND NO/100 (\$30,000.00)~~ ~~paid as follows: down payment of \$5,000.00 and execution of purchase money mortgage in the amount of \$25,000.00.~~ ~~to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we.~~ <sup>DO: LABS (to</sup>

Nora R. Talton, widow of Alfred E. Talton

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

Charles Butler and wife, Nancy Strickland Butler

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

Shelby

County, Alabama to-wit:

A part of the North half of the Southeast Quarter of Section 32, Township 21 South, Range 1 East, described as follows: Commencing at the center of Section 32, Township 21 South, Range 1 East and turn in an Easterly direction along the East and West Median line of said Section and run 1,669 feet, more or less to a ditch; thence Southerly along the ditch 301 feet more or less to the Old Montgomery road; thence Southwest along said road 961 feet more or less to the South boundary line of the Northwest quarter of the Southeast Quarter of said Section 32, which point is 92 feet West of the Southeast corner of said Quarter-Quarter Section; thence West along the South boundary of said Quarter-Quarter Section to the North and South Median line of said Section 32; thence North along said North and South Median line to the point of beginning, LESS AND EXCEPT the following described parcels of land: the parcel of land conveyed to Basil Smith and wife, Valera Smith, as described in that certain deed recorded in Deed Book 347, Page 12 in the Office of the Judge of Probate of Shelby County, Alabama; the parcel of land conveyed to Thomas E. Talton and wife, Betty N. Talton, as described in that certain deed recorded in Deed Book 347, Page 236 in the Office of the Judge of Probate of Shelby County, Alabama; the parcel of land conveyed to Billy W. Wooten and wife, Nora T. Wooten, as described in that certain deed recorded in Deed Book 262, Page 464 in the Office of the Judge of Probate of Shelby County, Alabama; the Good Hope Methodist Church lot upon which the Church is situated as described in that certain deed recorded in Deed Book 67, Page 16 in the Office of the Judge of Probate of Shelby County, Alabama; the parcel of land conveyed to the Trustees of the Good Hope United Methodist Church as described in that certain deed recorded in Deed Book 353, Page 409 in the Office of the Judge of Probate of Shelby County, Alabama. LESS & EXCEPT

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, I have hereunto set my hand(s) and seal(s), this 9th

day of April, 19 84

WITNESS:

\_\_\_\_\_  
(Seal) Nora R. Talton (Seal)  
\_\_\_\_\_  
(Seal) \_\_\_\_\_ (Seal)  
\_\_\_\_\_  
(Seal) \_\_\_\_\_ (Seal)

STATE OF ALABAMA

SHELBY

COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Nora R. Talton, widow of Alfred E. Talton 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 she executed the same voluntarily on the day the same bears date.

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

Return deed to Charles Butler

Conrad B. Foster, Jr.

Notary Public

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*n. o. l.*

that tract sold to Harold J. Hall and Christine Hall as described in Deed Book 306, Page 653 in Probate Office.

LESS AND EXCEPT road rights of way and highway rights of way of record.

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED  
1984 APR -9 PM 12:09  
*Thomas P. ...*  
JUDGE OF PROBATE

*Deed TAX 5.00*  
*Rec 3.00*  
*Jud 1.00*  

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*9.00*

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RETURN TO

TO

**WARRANTY DEED**  
JOINTLY FOR LIFE WITH REMAINDER  
TO SURVIVOR

THIS FORM FROM  
LAWYERS TITLE INSURANCE CORP.  
Title Insurance  
BIRMINGHAM, ALA.

