

699
SEND TAX NOTICE TO:

(Name) Herman Alan Blackmon
664 Hwy 119, N.
(Address) Montevallo, Alabama 35115

This instrument was prepared by

(Name) James O. Standridge

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

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 Forty Thousand DOLLARS

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

HERMAN BLACKMON and wife, EDNA S. BLACKMON

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

HERMAN ALAN BLACKMON and wife, DEBORAH LEACH BLACKMON

(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 SW 1/4 of SE 1/4 of Section 16 Township 22 Range 3 West described as follows: Commence at the SW corner of the SE 1/4 of Section 16 Township 22 Range 3 West and run East 545 feet; thence North 548 feet to a point on the North side of the Montevallo-Siluria Public road; thence in a Northeasterly direction along the North boundary of said road 470 feet to the point of beginning; thence Northwest and perpendicular to said road 140 feet; thence Northeast and parallel to said Road 200 feet; thence Southeast and perpendicular to said Road 140 feet to the Northern boundary of said Road; thence Southwest along said Northern Boundary of said Road 200 feet to the point of beginning.

The preparer of this instrument made no examination of title to this property.

THE FULL CONSIDERATION IS PAID BY A MORTGAGE FILED SIMULTANEOUSLY

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 12th

day of May, 19 84.

WITNESS:

STATE OF ALA. SHELBY CO.

I CERTIFY THIS
INSTRUMENT WAS FILED

Rec 1.50 (Seal)

Jud 1.00 (Seal)

-2.50 1984 MAY 14 PM 1:22 (Seal)

to My #42-591 (Seal)

James O. Standridge, Jr. (Seal)

JUDGE OF PROBATE

STATE OF ALABAMA

SHELBY

COUNTY

I, the undersigned, a Notary Public in and for said County, do hereby

hereby certify that Herman Blackmon and wife, Edna S. Blackmon

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 12th day of May, A. D. 19 84

Notary Public.