

(Name)

This instrument was prepared by

(Address)

(Name) Hugh Beaird, SELMAN, BEAIRD & SELMAN

(Address) P.O. BOX 989, Jasper, Al. 35502-0989

Form 1-1-5 Rev. 1/82

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 \$10.00 and other good and valuable consideration DOLLARS

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

Jefferson D. McKay and wife Myrtle E. McKay

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

Jefferson D. McKay and wife Myrtle E. McKay

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

SHELBY

County, Alabama to-wit:

Lots 11, 12, 13 and 14 in Block 60, according to Dunstan's Map of the Town of Calera, Alabama.

(NOTE: Grantors acquired said property through the law of descent and distribution by virtue of being the surviving parents of David McKay, deceased, who died September 26, 1975 and who owned the foregoing property by virtue of a deed dated September 14, 1970 and recorded in the office of the Judge of Probate of Shelby County, Alabama in Volume 263, page 921, on September 18, 1970 and David McKay never married and had no surviving issue).

BOOK 356 PAGE 924

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED  
1984 JUL -2 AM 11:22  
JUDGE OF PROBATE

Deed tax 50  
Rec. 2.50  
1.00  
4.00

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 June, 19 84.

WITNESS:

Hugh Beaird (Seal)  
Hugh Beaird (Seal)  
Hugh Beaird (Seal)

Jefferson D McKay (Seal)  
Myrtle E. McKay (Seal)  
Myrtle E. McKay (Seal)

STATE OF ALABAMA

Walker COUNTY

I, the undersigned authority, a Notary Public in and for said County in said State hereby certify that Jefferson D. McKay and wife, Myrtle E. McKay whose name are signed to the foregoing conveyance, and who are known to me, and 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 26th day of June

#6 Box 135  
Jasper, Alabama 35541

Hugh Beaird  
Notary Public