whose nameS_

on the day the same bears date.

are

Given under my hand and official seal this_

on this day, that, being informed of the contents of the conveyance _

SEE REVERSE SIDE FOR ADDITIONAL ACKNOWLEDGEMENT.

(Name) Mr. & Mrs. Samuel David Clemons
This instrument was prepared by (Address) P.D. Box 13 W Moulette
(Name) WALLACE, ELLIS, HEAD & FOWLER, ATTORNEYS AT LAW
COLUMBIANA, ALABAMA 35051
(Address) Form 1-1-5 Rev. 5/82 WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama /, 000.00
STATE OF ALABAMA SHELBY KNOW ALL MEN BY THESE PRESENTS,
That in consideration of One and No/100 (\$1.00) AND OTHER GOOD AND VALUABLE CONSIDERATIONS DOLLARS
to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we. Tab S. Moore, a single man; Nettie Smith, a single woman; Shelia Moore Clemons and husband, Samuel David Clemons (herein referred to as grantors) do grant, bargain, sell and convey unto
Shelia Moore Clemons and husband, Samuel David Clemons
(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 tract of land situated in the NE¼ of the SE¼ of Section 1, Township 21 South, Range 1 East, Shelby County, Alabama, more particularly described as follows: Commence at the Southeast corner of the NE¼ of the SE¾ of Section 1, Township 21 South, Range 1 East, thence run North along the East line of said ⅓-⅓ sec. a distance of 160.55 feet; thence turn an angle of 90° 05′ 30″ to the left and run Westerly a distance of 312.31 feet to a point on the West margin of a County Road and North line of a 25 foot easement for a roadway; thence continue in the same direction along the North line of said easement a distance of 73.55 feet to the point of beginning; thence continue in the same direction along the North line of said easement a distance of 168.86 feet; thence turn an angle of 77° 07′ to the right and run Northwesterly a distance of 207.42 feet to the Southeast corner of the Brown lot; thence turn an angle of 30° 08′ to the left and continue Northwesterly along the East line of Brown lot a distance of 125.0 feet to the Southeast right-of-way line of County Hwy. #61; thence turn an angle of 70° 00′ to the right and run a distance of 83.70 feet along said right-of-way line; thence turn an angle of 99° 55′ 58″ to the right and run Southeasterly a distance of 413.70 feet to the point of beginning. Contain one acre, more or less.
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) tawfully 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 ZD
day of February 19 85
XXXXXXXXXX
Tab S. Moore (Seal)
STATE OF ALABAMA SHELBY COUNTY STATE OF ALABAMA COUNTY
the undersigned authority The undersigned authority The work of any Public in and for said County, in said State.
hereby certify that Nettie Smith, a single woman; Shelia Moore Cremons and busband, Samuel David

signed to the foregoing conveyance, and who

day of

they

February.

Jack (1) 15 (1) (1) (1) (1)

SEND TAX NOTICE TO:

c lemons
known to me, acknowledged before me
executed the same voluntarily

A. D., 19_

ary Public.

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Tab S. Moore, a single man, 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 he executed on the day the same bears date.

Given under my hand and official seal this 2017 day of

Council Mander Joseph Con Notary Public

STATE OF ALA, SHELBY CO.

I CERTIFY THIS
INSTRUMENT WAS FILED

1985 FEB 20 AM 8: 48

JUDGE OF PROBATE

RECORDING FEES

Mortgage Tax	\$
Deed Tax	1.00
Mineral Tax	
Recording Fee	S.00
Index Fee	3.00
TOTAL	\$ 9.00

AWYERS TITLE INSURANCE CORP.
Title Insurance

BIRMINGHAM,

ALA.

BOOK

WARRANTY DEED
NTLY FOR LIFE WITH REMAINDER
TO SURVIVOR

RETURN TO