

(Name) Mitchell A. Spears

(Address) P.O. Box 91, Montevallo AL 35115

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 (\$1.00) Dollar 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,

EUNICE VANCE and husband CARL VANCE

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

ETTA BOLES, an unmarried woman

(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 easement heretofore granted St. Regis Paper Co.

From the point of intersection of the west R.O.W. of way line of the L. & N. Railroad and the northerly right of way line of County Road No. 22, as beginning point, run southwesterly along said highway right of way line for 120 feet; thence deflect right 90 degrees for 93 feet; thence deflect right 46 degrees 30 minutes for 329.8 feet to the section line; thence run easterly along the section line to the L & N right of way line; thence southerly along said L. & N. right of way line to the P.O.B.

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED

1985 MAY -6 AM 9:20

*Thomas A. Henderson, Jr.*  
JUDGE OF PROBATE

*Deed Tax .50  
Rec. 2.50  
Sub 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 3rd day of May, 19 85

WITNESS:

\_\_\_\_\_  
(Seal)  
\_\_\_\_\_  
(Seal)  
\_\_\_\_\_  
(Seal)

*Eunice Vance* (Seal)  
*Carl R. Vance* (Seal)  
\_\_\_\_\_  
(Seal)

STATE OF ALABAMA

SHELBY

COUNTY

I, Carlene R. Hadaway, a Notary Public in and for said County, in said State,

hereby certify that Eunice Vance and Carl Vance

whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me

on this day of May, 19 85, and being informed of the contents of the conveyance have executed the same voluntarily

on the day the same were made.

Given under my hand and official seal this 3rd day of May, A.D., 19 85  
Notary Public in and for the State of Alabama  
My Commission Expires December 1, 1985  
Bonded by Western Surety Company

*Carlene R. Hadaway*  
Notary Public

*Box 231  
Calera AL 35040*