

SEND TAX NOTICE TO:

(Name) L. Ivery Burt

(Address) PO Box 947  
Mountain View, AL 35115

This instrument was prepared by

(Name) James R. Moncus, Jr., Attorney  
1329 Brown Marx Tower  
(Address) Birmingham, AL 35203

Form 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 One and no/100 (\$1.00) DOLLARS

and other good and valuable consideration to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Ruby Gertrude Albright, an unmarried woman  
(herein referred to as grantors) do grant, bargain, sell and convey unto

L. Ivery Burt and Dean C. Burt

(herein referred to as GRANTEES) as joint tenants, with right of survivorship, the following described real estate situated in  
The NE 1/4 of the SE 1/4 of Section 36, Township 21 South, Range 3 West, situated in  
Shelby County, Alabama to-wit:

Commence at the SW corner of the SE 1/4 of the SE 1/4 of Section 36 and go N 40° 48' W along the West Boundary of E 1/2 of the SE 1/4 of Section 36 for 2166.00 feet; thence N 88° 55' E for 298.40 feet to the point of beginning; Thence continue N 88° 55' E for 360.00 feet; thence S 40° 53' E for 530.66 feet; thence S 88° 58' W for 630.00 feet to the east boundary of Shelby County Highway #107; thence N 40° 53' W along said east boundary 320.00 feet; thence N 88° 55' E for 270.00 feet; thence N 40° 53' W for 210.00 feet to the point of beginning, containing 6.3 acres more or less as illustrated and described in a survey of James Riggins dated June 7, 1985 and revised June 30, 1985.

and  
Commence at the SW corner of the SE 1/4 of the SE 1/4 of Section 36 and go N 40° 48' W along the West boundary of said 1/4-1/4 section 2166.00 feet; thence N 88° 55' E for 28.40 feet to the East boundary of Shelby County Highway No. 107 being also the point of beginning; thence continue along this line for 270.00 feet; thence S 40° 53' E for 210.00 feet; thence S 88° 55' W for 270.00 feet to the east boundary of said highway; thence N 40° 53' W along said east boundary for 210.00 feet to the point of beginning. Containing 1.3 acres more or less as illustrated and described in a survey of James Riggins dated June 24, 1985.

This deed is given as a corrective deed to more accurately describe the real property which was heretofore conveyed by the grantor to the grantees by deeds recorded in Deed Book 268 at Page 767 and Deed Book 269 at Page 844 and corrective deed recorded in Deed Book 269, at page 181, in the Office of the Judge of Probate of Shelby County, Alabama.

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 8<sup>th</sup>

day of August, 1985

WITNESS:

Reel 2.50  
Ind 1.00  
3.50  
1985 AUG 14 AM 9:10  
Corrected  
Shelby Co. AL  
INSTRUMENT FILED  
NOTARY PUBLIC  
NOTARY PUBLIC

Ruby Gertrude Albright (Seal)  
\_\_\_\_\_ (Seal)  
\_\_\_\_\_ (Seal)

STATE OF ALABAMA

Jefferson

COUNTY

I, \_\_\_\_\_ the undersigned, a Notary Public in and for said County, in said State, hereby certify that Ruby Gertrude Albright, an unmarried woman 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 has executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this

8 day of

August

A. D., 1985

Notary Public.