

This instrument was prepared by

2446

**Harrison, Conwill, Harrison & Justice**

P. O. Box 557

Columbiana, Alabama 35051

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

500.00

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One and no/100----- DOLLARS  
and other good and valuable considerations

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

herein referred to as grantors) do grant, bargain, sell and convey all of my undivided interest  
unto

✓ Brant D. Reynolds, and Vera Jean Reynolds

(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 SW $\frac{1}{4}$  of the SW $\frac{1}{4}$  of Section 17, Township 19, Range 2 East, Shelby County, Alabama, more particularly described as follows: Begin at the Southwest corner of said  $\frac{1}{4}$ - $\frac{1}{4}$  section and run 0 deg. 26 min. West a distance of 1320.15 feet to the Northwest corner of said  $\frac{1}{4}$ - $\frac{1}{4}$  section; thence run North 89 deg. 34 min. East along the North line of said  $\frac{1}{4}$ - $\frac{1}{4}$  Section a distance of 565.3 feet to the point of beginning; thence continue East along the North line of said  $\frac{1}{4}$ - $\frac{1}{4}$  section a distance of 435 feet to a point; thence run South 0 deg. 26 min. East along the East line of said  $\frac{1}{4}$ - $\frac{1}{4}$  section a distance of 200 feet; thence run West parallel to the North line of said  $\frac{1}{4}$ - $\frac{1}{4}$  section a distance of 435 feet to a point; thence run North parallel to the East line of said  $\frac{1}{4}$ - $\frac{1}{4}$  section 200 feet to the point of beginning.

ALSO conveyed is all of my right, title and interest in and to an easement for ingress & egress over the existing private road leading from the above described property in an Easterly direction to County Highway 83.

Subject to right of way of gas pipe line and to all other existing liens, encumbrances, rights of way and easements,

TO HAVE AND TO HOLD to the said GRANTEES as joint tenants with right of survivorship.

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 hands(s) and seal(s), this 12/10  
day of October, 19 85.

WITNESS:

Deed TAX .50  
Rec 2.50  
Jud 1.00  
4.00

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

1985 OCT 14 PM 1:29 (Seal)

Donnie Louie Singleton (Seal)  
Donnie Louie Singleton (Seal)

Thomas A. Swindler, Jr.  
JUDGE OF PROBATE

STATE OF ALABAMA

Shelby COUNTY

General Acknowledgment

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

hereby certify that Donnie Louie Singleton is

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 the same voluntarily

on the day the same bears date.

Given under my hand and official seal this 12/10 day of October, A. D., 19 85

H. J. Conwill  
Notary Public.

Form 31-A

Rt. 2 Box 142  
Vincent, AL 35178

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