

493

Value: \$ _____

SEND TAX NOTICE TO:

(Name) Bertha J. Cospers and Lewis H. Cospers

(Address) P.O. Box - 22
Wilsonville Ala. 35186

This instrument was prepared by

(Name) WALLACE, ELLIS, HEAD & FOWLER

(Address) COLUMBIANA, ALABAMA 35051

Form 1-1-5 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 ----- DOLLARS
and love and affection

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
Bertha J. Cospers and husband, Lewis H. Cospers

(herein referred to as grantors) do grant, bargain, sell and convey unto
Bertha J. Cospers and husband, Lewis H. Cospers

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

Shelby County, Alabama to-wit:

Parcel No. 1 described on Exhibit "A" attached hereto and made part and parcel hereof as fully as if set out herein which said Exhibit "A" is signed by grantors herein for the purpose of identification.

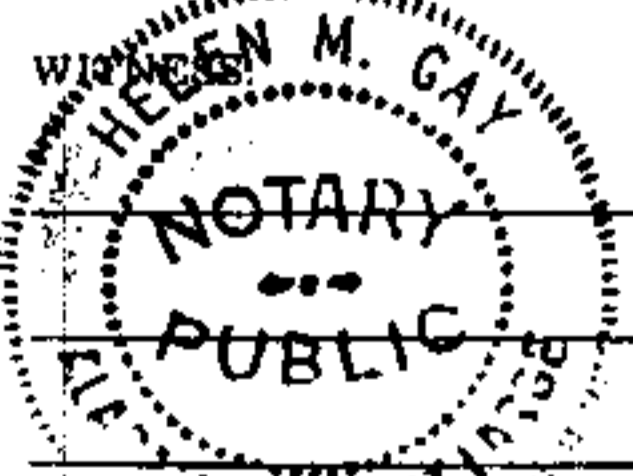
BOOK 109 PAGE 137

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 _____

day of December, 19 86



(Seal)

(Seal)

(Seal)

Bertha J. Cospers (Seal)
Bertha J. Cospers
Lewis H. Cospers (Seal)
Lewis H. Cospers (Seal)

STATE OF ALABAMA

Shelby COUNTY }

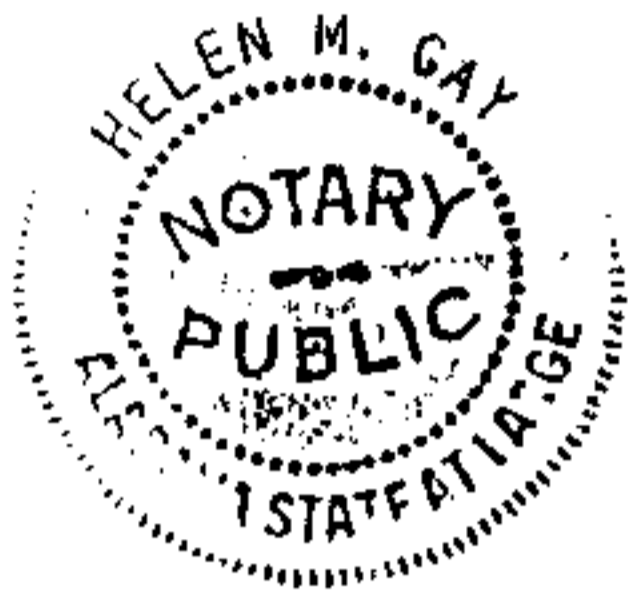
I, the undersigned _____, a Notary Public in and for said County, in said State, hereby certify that Bertha J. Cospers and husband, Lewis H. Cospers whose name s are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 30th day of December, A. D., 19 86

Helen M. Gay
My Commission Expires April 11, 1989

Notary Public.

PARCEL NO. 1: COMMENCE AT THE NORTHWEST CORNER OF THE SE 1/4 OF THE NE 1/4, SEC. 1, T-21S, R-1E; THENCE RUN EAST ALONG THE NORTH LINE OF SAID 1/4 1/4 FOR 153.23 FEET TO A POINT; THENCE TURN AN ANGLE OF 90° 12' 43" RIGHT AND RUN 77.66 FEET TO THE POINT OF BEGINNING OF THE PARCEL OF LAND HEREIN DESCRIBED; THENCE CONTINUE IN THE SAME DIRECTION FOR 132.28 FEET TO A POINT; THENCE TURN AN ANGLE OF 89° 47' 17" RIGHT AND RUN 157.73 FEET TO A POINT; THENCE TURN AN ANGLE OF 91° 26' 24" RIGHT AND RUN 130.81 FEET TO A POINT; THENCE TURN AN ANGLE OF 88° 00' 15" RIGHT AND RUN 164.94 FEET TO THE POINT OF BEGINNING. SAID PARCEL IS LYING IN THE SE 1/4 OF NE 1/4, SEC. 1, T-21S, R-1E, AND CONTAINS 0.47 ACRE.



Helen M. Gay

My Commission Expires April 11, 1990

SIGNED FOR IDENTIFICATION:

Bertha J. Cosper
Bertha J. Cosper, Grantor

Lewis H. Cosper
Lewis H. Cosper, Grantor

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

1987 JAN -8 PH 2:41

Thomas P. Lawrence, Jr.
JUDGE OF PROBATE

1. Deed Tax	\$ 400
2. Mtg. Tax	
3. Recording Fee	500
4. Indexing Fee	100
TOTAL	1000