

SEND TAX NOTICE TO:

Eric A. Harden and Ocy M. Harden

(Name)

Route 5, Box 358

(Address)

Montevallo, AL 35115

695

This instrument was prepared by

(Name) Maddox, MacLaurin, Nicholson & Thornley

(Address) Jasper, Alabama 35501

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
Dollars

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Ten/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,

Charles David Campbell and wife, Barbara F. Campbell

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

Eric A. Harden and/or wife Ocy M. Harden

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

Shelby

County, Alabama to-wit:

Begin at the SE corner of the S $\frac{1}{2}$ of the S $\frac{1}{2}$ of the NW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 36, Township 21 South, Range 3 West, and run Westerly along the south side of the said S $\frac{1}{2}$ of the S $\frac{1}{2}$ for 38.91 feet to a point on the west 60 feet right of way of Shelby County Road No. 107, said point being the point of beginning then continue westerly along the south side of the said S $\frac{1}{2}$ of the S $\frac{1}{2}$ for 1282.39 feet to the SW corner of the said S $\frac{1}{2}$ of the S $\frac{1}{2}$; then turn an angle of 87°17'48" to the right and run Northerly along the west side of the said S $\frac{1}{2}$ of the S $\frac{1}{2}$ for 338.81 feet to the NW corner of the said S $\frac{1}{2}$ of the S $\frac{1}{2}$; then turn an angle of 92°47'58" to the right and run easterly along the North side of the said S $\frac{1}{2}$ of the S $\frac{1}{2}$ for 1284.49 feet to a point on the west right of way of Shelby County Road No. 107; then turn an angle of 87°32'27" to the right and run southerly along the west right of way of said road for 336.61 feet back to the point of beginning. Mineral and mining rights excepted.

Note: This is a corrective deed given for the purpose of correcting the legal description contained in that certain deed recorded in Volume 101 page 702 in the Office of the Judge of Probate of Shelby County, Alabama.

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STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
Corrected
1987 JAN 12 AM 9:45

Judge of Probate

Rec 250
Sub 1, 82
350

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

WITNESS:

x Anna Warren (Seal)
x Reginald J. Harden (Seal)

x Charles David Campbell (Seal)
CHARLES DAVID CAMPBELL
x Barbara F. Campbell (Seal)
BARBARA F. CAMPBELL (Seal)

STATE OF ALABAMA
WALKER

COUNTY

I, the undersigned authority
hereby certify that Charles David Campbell and wife, Barbara F. Campbell

whose name^s are signed to the foregoing conveyance, and who they 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 23 day of December, A.D., 19 86

ary Public.