

2735

SEND TAX NOTICE TO:

(Name) ✓ Thomas A. Hanby

(Address) 1605 Berry Road  
Birmingham, Ala.  
35226

This instrument was prepared by

(Name) Michael T. Atchison, Attorney at Law

(Address) P. O. Box 822, Columbiana, AL 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 TEN THOUSAND and no/100-----DOLLARS

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

Reed White and wife, Barbara White

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

Thomas A. Hanby and wife, Frances W. Hanby

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

Shelby

County, Alabama to-wit:

Commencing at the Southwest corner of Section 26, Township 24 North, Range 15 East, Shelby County, Alabama; thence East along South boundary of said Section 923.14 feet to a point; thence turn 85 degrees 15 minutes left and run a distance of 421 feet to a point; thence turn 30 degrees left and run a distance of 210.00 feet to the point of beginning; thence continue along last said course a distance of 40.00 feet; thence turn an angle of 51 degrees to the right and run a distance of 35.2 feet to a point; thence turn an angle of 95 degrees 10 minutes left and run 158.54 feet to a point; thence turn an angle of 61 degrees 15 minutes left and run 123.8 feet to a point on the 397 contour line of Lay Lake; thence turn an angle of 50 degrees 14 minutes to the left and run in a Southerly direction along the 397 contour line of Lay Lake for a distance of 156.75 feet to a point; thence turn an angle of 114 degrees 21 minutes to the left and run in a Northeasterly direction a distance of 265.13 feet to the point of beginning.

\$10,000.00 of the price recited above was paid from a purchase money mortgage closed simultaneously herewith.

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 April 1987

WITNESS:

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

1987 APR 24 PM 3:05

STATE OF ALABAMA  
SHELBY

JUDGE OF PROBATE  
COUNTY

Reed White

Reed White

Barbara White

Barbara White

Doc 2.50  
Ind 1.00  
3.50

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

hereby certify that Reed White and wife, Barbara White

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

24th

day of

April 1987

1987

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