

✓ James R. Kramer  
P.O. Box 360574  
B'ham, AL 35236

783

SEND TAX NOTICE TO:

(Name) \_\_\_\_\_

(Address) \_\_\_\_\_

This instrument was prepared by

(Name) Kramer & Hernandez

(Address) P.O. Box 360574 Birmingham, AL 35236

FM No. ATC 27 Rev. 5/82

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - ALABAMA TITLE CO., INC., Birmingham, AL.

STATE OF ALABAMA

Shelby COUNTY }

KNOW ALL MEN BY THESE PRESENTS,

Shelby

COUNTY }

DOLLARS

That in consideration of Five Hundred and 00/100 (\$ 500.00) -

to the undersigned grantor or grantors in hand paid by the GRANTEEES herein, the receipt whereof is acknowledged, we,  
**Dorothy Glass, as Administratrix of the Estate of Lessie Brasher**

(herein referred to as grantors) do grant, bargain, sell and convey unto  
**Joseph C. Glass and wife, Dorothy Glass**

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

Shelby County, Alabama to-wit:

Commence at the NE Corner of Section 23, Township 20 South, Range 3 West; thence run West along the North line of said Section for 300.89 feet, more or less, to the west side of Old Montgomery Highway; thence 95°44' left for 165 feet to the point of beginning of the property described herein; thence 95°44' right for 200.00 feet; thence 95°44' left for 10.05 feet; thence 84°16' left for 199.81 feet; thence 94°39'15" left for 10.03 feet to the point of beginning.

Subject to easements and restrictions of records if any.

134 PAGE 801  
BOOK

TO HAVE AND TO HOLD Unto the said GRANTEEES 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 grantee 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 GRANTEEES, 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 GRANTEEES, 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 JUNE, 1987.

WITNESS:

James R. Kramer STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT (Seal) FILED

Dorothy Glass (Seal)  
Dorothy Glass, As Administratrix  
OF ESTATE OF LESSIE BRASHER (Seal)

1987 JUN 9 (SP) 12:55

1. David Tax \$ .50 (Seal)

2. M. Tax

3. Recording Fee .50 (Seal)

4. Indexing Fee .00 (Seal)

STATE OF ALABAMA

Shelby COUNTY }

JUDGE OF PROBATE

James R. Kramer

I, James R. Kramer, a Notary Public in and for said County, in said State, hereby certify that Dorothy Glass, As Administratrix of Estate of Lessie Brasher 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 8<sup>th</sup> day of JUNE A. D. 1987

Given under my hand and official seal this 8<sup>th</sup> day of JUNE A. D. 1987

James R. Kramer