

SEND TAX NOTICE TO:

(Name) _____

(Address) _____

This instrument was prepared by

(Name) Norman L. Collum

(Address) P. O. Box 59293, Birmingham, Al. 35259-9293

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 Dollar (\$1.00) 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,

Jean C. Collum, a married woman

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

✓ Robert Earl Craft and wife, Joyce Craft

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

Shelby

County, Alabama to-wit:

SEE ATTACHED EXHIBIT A FOR COMPLETE LEGAL DESCRIPTION OF PROPERTY BEING CONVEYED.

This conveyance is subject to easements and restrictions of record.

This property does not constitute the homestead of the grantor nor the homestead of the grantor's spouse.

This deed is made to correct that certain deed recorded in Book 152 Page 151/152 in the Office of the Judge of Probate Of Jefferson County, Alabama.

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 1st

day of December, 19 87

WITNESS:

(Seal)

(Seal)

(Seal)

Jean C. Collum (Seal)
Jean C. Collum

(Seal)

(Seal)

STATE OF ALABAMA

Shelby COUNTY }

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

hereby certify that Jean C. Collum, a married woman

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 1st

day of

December

A. D., 19 87

BOOK 162 PAGE 553

EXHIBIT A

PARCEL A: Commence at the Southeast corner of Lot 11, Block 51 of the Map of the Town of South Calera, as recorded in Map Book 3, Page 40 in the Office of the Judge of Probate, Shelby County, Al., Thence run North a distance of 400.0 feet to the Point of Beginning; thence continue along the last described course a distance of 150.0 feet to the South right of way line of County Road #4; thence turn left 90 deg. 06 min. 25 sec. and run West along said South right of way line of said County Road #4 a distance of 135.87 feet; Thence turn left 89 deg. 53 min. 35 sec. and run South a distance of 138.31 feet; thence turn left 90 deg. 06 min. 25 sec and run East a distance of 11.0 feet; thence turn right 100 deg. 19 min 45 sec. and run Southerly a distance of 11.93 feet; thence turn left 100 deg. 19 min. 45 sec. and run East a distance of 127.91 feet to the point of beginning. Containing 0.46 acres, more or less.

PARCEL B: Commence at the Southeast corner of Lot 11, Block 51, of the Map of the Town of South Calera, as recorded in Map Book 3, Page 40 in the Office of the Judge of Probate, Shelby County, Al; thence run North a distance of 258.0 feet to the Point of Beginning thence continue along the last described course a distance of 75.0 feet; thence turn left 90 deg. 06 min. 25 sec and run West a distance of 140.0 feet; thence turn left 79 deg. 40 min. 15 sec. and run Southwesterly a distance of 76.24 feet; thence turn left 100 deg. 19 min. 45 sec. and run East a distance of 153.53 feet to the point of beginning. Containing 0.24 acres, more or less.

BOOK 162 PAGE 554

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

1987 DEC -7 PM 12:08

Corrected
Thomas A. Snowden, Jr.
JUDGE OF PROBATE

RECORDING FEES

Recording Fee	\$ 5.00
Index Fee	1.00
TOTAL	\$ 6.00