

This instrument was prepared by

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FM No. ATC 27 Rev. 5/82

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

STATE OF ALABAMA

Jefferson COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Seventy Five Thousand and no/100----- DOLLARS

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

Charlie Chancellor and wife, Wanda J. Chancellor

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

Dorothy Thomason Oddo and Husband Anthony Oddo

(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 LEGAL DESCRIPTION:

Subject to taxes, easements and restrictions of record.

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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 ~~X~~(we) do for ~~myself~~ ^{XXXX} (ourselves) and for ~~my~~ ^{XX} (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that ~~BOOK~~ (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that ~~X~~ (we) have a good right to sell and convey the same as aforesaid; that ~~My~~ (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 3rd day of February, 1988

WITNESS:

(Seal)

(Seal)

(Seal)

Charlie Chancellor (Seal)
Charlie Chancellor
Wanda J. Chancellor (Seal)
Wanda J. Chancellor

(Seal)

STATE OF ALABAMA

Jefferson COUNTY

I, _____ the undersigned, a Notary Public in and for said County, in said State, hereby certify that Charlie Chancellor and Wanda J. Chancellor whose names 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 3rd day of February, A. D., 1988

LEGAL DESCRIPTION

Commence at the Northernmost corner of Lot 16 of the 1971 Addition to Shelby Shores as recorded in Map Book 5, page 96; run thence South 38 degrees 10 minutes 42 seconds West along the South right of way of Wallace Drive for 75 feet; run thence North 51 degrees 49 minutes 18 seconds West for 60 feet to the point of beginning and North of right of way of said Wallace Drive; run thence North 38 degrees 10 minutes 42 seconds East along said Wallace Drive for 41.23 feet; run thence North 30 degrees 03 minutes 26 seconds West for 236.0 feet; run thence South 38 degrees 10 minutes 44 seconds West for 269.56 feet to the right of way of said Wallace Drive; run thence in a southeasterly direction along said Wallace Drive and a curve to the left, having a radius of 144.73 feet for an arc distance of 67.69 feet; run thence South 69 degrees 44 minutes 47 seconds East along said Wallace Drive for 73.82 feet; run thence in an easterly direction along said Wallace Drive and a curve to the left having a radius of 118.57 feet for an arc distance of 149.15 feet to the point of beginning. Said land being in Section 18, Township 22 South, Range 2 East of the Huntsville Principle Meridian, Shelby County, Alabama.

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

88 FEB 11 AM 10:59

Thomas A. Snowden, Jr.
JUDGE OF PROBATE

1. Deed Tax:	\$ 75.00
2. Mtg. Tax	—
3. Recording Fee	5.00
4. Indexing Fee	1.00
TOTAL	81.00