

SEND TAX NOTICE TO:

(Name)

V. E. L. Watson

(Address)

3479 Morgan Road
Decatur, Ala. 35023

This instrument was prepared by

1980

(Name)

W. B. Bennett

(Address)

1720 Third Ave. P.O. 464 Bess. AL.

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,

That in consideration of Three Thousand & Five Hundred (\$3,500) DOLLARS

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

Edward Wicks

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

Erbie & Wife, Lennie Pearl Watson

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

Shelby

County, Alabama to-wit:

Beginning at South West Lines, Runs North East
210 feet, then run South East 210 feet, then runs
South West 210 feet, then runs West 210 feet, to
point of beginning, contains one (1) acre more
or less

STATE OF ALA. SHELBY
I CERTIFY THIS
INSTRUMENT WAS FILE.

88 NOV 30 AM 11:07

Thomas A. Shoups, Jr.
JUDGE OF PROBATE

1. Deed Tax \$ 3.50
2. Mtg Tax
3. Recording Fee 2.50
4. Indexing Fee 1.00
TOTAL 7.00

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 27th

day of July, 19 1988

WITNESS:

(Seal)

(Seal)

(Seal)

Edward Wicks (Seal)
Dorene Wicks (Seal)

(Seal)

STATE OF ALABAMA

Shelby

COUNTY

I, Helen L. Norris

a Notary Public in and for said County, in said State,

hereby certify that Edward Wicks
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 have executed the same voluntarily
on the day the same bears date.

Given under my hand and official seal this 27th day of July, A.D., 1988

Helen L. Norris

BOOK 215 PAGE 735