

Grantees' address  
411 County Road 441  
Wilsonville, AL 35186

This instrument was prepared by

**Harrison, Conwill, Harrison & Justice**

P. O. Box 557

Columbiana, Alabama 35051

**WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP**

STATE OF ALABAMA

Shelby

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Sixty-one Thousand and no/100----- DOLLARS

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

Betty B. Robertson Wade, married

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

Samuel H. Ramsey and Lavonne E. Ramsey

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

Shelby

County, Alabama to-wit:

LEGAL DESCRIPTION ON REVERSE SIDE

BOOK 216 PAGE 839

022 JAN 31C

TO HAVE AND TO HOLD to the said GRANTEES as joint tenants with right of survivorship.

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, I have hereunto set my hands(s) and seal(s), this 6<sup>th</sup> day of December, 19 88.

WITNESS:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_ (Seal)

Betty B. Robertson Wade (Seal)  
Betty B. Robertson Wade  
\_\_\_\_\_  
\_\_\_\_\_ (Seal)

STATE OF ALABAMA

Shelby

COUNTY

General Acknowledgment

I, \_\_\_\_\_ the undersigned \_\_\_\_\_, a Notary Public in and for said County, in said State, hereby certify that Betty B. Robertson Wade, 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 6<sup>th</sup> day of December A. D., 19 88

William R. Justice  
Notary Public.

Form 31-A



All that part of the E $\frac{1}{2}$  of the S $\frac{1}{2}$ , Section 30, township 20, Range 2 East, lying East of County Road #441, Shelby County, Alabama. LESS & EXCEPT that certain barn situated on subject property. LESS AND EXCEPT THE FOLLOWING DESCRIBED PROPERTY: Commence at the Northeast corner of the NE $\frac{1}{4}$  of the SE $\frac{1}{4}$  of Section 30, Township 20, Range 2 East, and run thence West along the North line of said  $\frac{1}{4}$ - $\frac{1}{4}$  Section a distance of 196 feet, more or less, to the West line of the right of way of Old Harpersville Road for the point of beginning of the parcel of land herein described; thence continue West along the North line of said  $\frac{1}{4}$ - $\frac{1}{4}$  Section a distance of 323 feet, more or less, to the East right of way line of a paved road leading from said Old Harpersville road to Ralph L. Robinson's land; thence run in a Southeasterly direction along the East right of way line of said paved road a distance of 460 feet, more or less, to its intersection with the West right of way line of said Old Harpersville Road; thence run in a North-easterly direction along the West right of way line of said Old Harpersville Road a distance of 418 feet, more or less, to the point of beginning. Being situated in the NE $\frac{1}{4}$  of the SE $\frac{1}{4}$  of section 30, Township 20, Range 2 East, Shelby County, Alabama, Situated in Shelby County, Alabama.

THIS IS NOT THE HOMESTEAD OF THE GRANTOR. Grantor is the surviving Grantee shown on deed recorded in Deed Book 357, page 569, in the Probate Office of Shelby County, Alabama. W.D. Robertson having died in the year 1982.

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

88 DEC -7 PH 3:46

*Thomas W. Robertson, Jr.*  
JUDGE OF PROBATE

1. Deed Tax \$ 61.00  
2. Mtg. Tax         
3. Recording Fee 5.00  
4. Indexing Fee 1.00  
TOTAL 67.00

033 304 015 4004

Return to:

TO

WARRANTY DEED  
JOINT TENANTS WITH  
RIGHT OF SURVIVORSHIP

Recording Fee \$  
Deed Tax \$

This form furnished by

HARRISON, CONWILL, HARRISON

& JUSTICE

P. O. Box 557

Columbiana, Alabama 35051

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