

Value of interest conveyed: \$1,000

Executed for curative and division purposes.

SEND TAX NOTICE TO:

(Name) Larry L. Bentley & Connie L. Bentley

(Address) Route 1, Box 91 F, Columbiana, Al. 3505

This instrument was prepared by

(Name) WALLACE, ELLIS, HEAD & FOWLER

(Address) COLUMBIANA, ALABAMA 35051

Form 1-1-5 Rev. 5/62

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 and no/100 DOLLARS

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

Ernestine Bentley, a widow, Diane B. Ellis, a married woman, Larry L. Bentley, a married man, and Sylvia B. McDonald, a married woman, Leroy B. Bentley and wife, Louise Bentley (herein referred to as grantors) do grant, bargain, sell and convey unto

Larry L. Bentley and wife, Connie L. Bentley

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

Shelby

County, Alabama to-wit:

A parcel of land situated in the NE $\frac{1}{4}$  of NW $\frac{1}{4}$ , Section 23, Township 20 South, Range 1 West beginning at a point where the center line of Yellow Leaf Creek is intersected by the Eastern right of way line of paved Columbiana-Chelsea Highway for point of beginning; thence run in a Southwesterly direction along the Easterly right-of-way line of said paved highway a distance of 240 ft. to a point; thence turn an angle of 102 deg. 32 min. to the left and run 330.0 ft. to a point in the center line of Yellow Leaf Creek; thence run Northerly and Westerly along the centerline of said creek following the meanderings thereof to the point of beginning of the property.

The above described property constitutes no part of the homestead of any of the grantors herein.

STATE OF ALA. SHELBY  
I CERTIFY THIS  
INSTRUMENT WAS FILED

89 JUL 11 PM 1:44

JUDGE OF PROBATE

1. Deed Tax \$ 1.00

2. Mtg. Tax

3. Recording Fee 2.50

4. Indexing Fee 7.00

TOTAL 10.50

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 7

day of July, 19 89.

WITNESSES:

Larry L. Bentley (Seal)  
Larry L. Bentley

Sylvia B. McDonald (Seal)  
Sylvia B. McDonald

Leroy B. Bentley (Seal)  
Leroy B. Bentley

STATE OF ALABAMA  
Shelby COUNTY

Ernestine Bentley (Seal)  
Ernestine Bentley

Diane B. Ellis (Seal)  
Diane B. Ellis

Louise Bentley (Seal)  
Louise Bentley

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Ernestine Bentley, a widow; Diane B. Ellis, a married woman; Larry L. Bentley, a married man; and Sylvia B. McDonald, a married woman; Leroy B. Bentley & wife, Louise Bentley whose name s 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 7 day of July, A. D., 19 89

Do not take Jackson

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