

THE DEED PREPARED WITH INFORMATION FURNISHED BY GRANTEEES WITHOUT BENEFIT OF TITLE SEARCH.



1253

8,000

JEFFERSON TITLE CORPORATION

P.O. Box 10481 • Birmingham, AL 35201 • (205) 328-8020

This instrument was prepared by

Return To: Dr Joseph M. Lee 12 Lakeshore DR B'ham, AL 35209

(Name) STONE, PATTON, KIERCE & FREEMAN 118 North 18th Street (Address) Birmingham, Alabama 35020

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE and No/100 (\$1.00) DOLLARS

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

DELLA LEE, an Unmarried Woman

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

JOSEPH M. LEE and LINDA W. LEE

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

SHELBY County, Alabama to-wit:

Part of the SE 1/4 of the SE 1/4 of Section 29, Township 18, Range 1 West, Shelby County, Alabama, described as follows:

Begin at the Southwest corner of said Quarter-Quarter Section, thence North on the line 583 feet, thence South 59 degrees 30' East 900 feet to the top of a ridge thence Southwesterly along the top of ridge 792 feet to the South line of said Quarter-Quarter Section, thence West to point of beginning, except that part of the last described tract which lies West of Wyatt Spring Branch.

** The above-described real property is a portion of the real property conveyed to Alta Lee and Della Lee by deed recorded in Deed Book 148, at Page 75, in the Probate Office of Shelby County, Alabama.

- 1. Deed Tax \$ 8.00
2. Mtg. Tax
3. Recording Fee 2.50
4. Indexing Fee 3.00
Total 14.50

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

And I do for myself and for my heirs, executors, and administrators covenant with the said GRANTEEES, their heirs and assigns, that I am lawfully seized in fee simple of said premises, that they are free from all encumbrances unless otherwise noted above; that I have a good right to sell and convey the same as aforesaid; that I will and my heirs, executors and administrators shall warrant and defend the same to the said GRANTEEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand(s) and seal(s), this 29th day of August, 1989.

day of August 19 89

WITNESS:

X Bitchel L Lee

X David A Lee

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

Handwritten signatures and seals of Della Lee and Linda W. Lee.

89 AUG 30 AM 8:55

STATE OF ALABAMA

Shelby

Thomas A. Snowden, Jr. JUDGE OF PROBATE

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that DELLA LEE whose name is signed to the foregoing conveyance, and who is known to me, acknowledge 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 29th day of August, A.D., 1989

My Commission Expires: 6/90

Notary Public signature and seal.

BOOK 253 PAGE 671