

SEND TAX NOTICE TO:

(Name) Thomas Wayne Lee and
Jacqueline L. Lee
(Address) 1028 Henry St.
Alabama, AL 38007

This instrument was prepared by

(Name) Wallace, Ellis, Head & Fowler
(Address) Columbiana, Alabama 35051

Form 1-1-3 Rev. 5/82

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,

\$500.00

That in consideration of LOVE & AFFECTION AND ONE AND NO/100 (\$1.00) DOLLARS

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

Thomas Wayne Lee and wife, Jacqueline L. Lee
(herein referred to as grantors) do grant, bargain, sell and convey unto ourselves,

Thomas Wayne Lee and wife, Jacqueline L. Lee
(herein referred to as GRANTEES) as joint tenants, with right of survivorship, the following described real estate situated in

Shelby County, Alabama to-wit:

That part of the N.W. 1/4 of the S.E. 1/4, Sec.12, Township 20South, Range 3-West, Shelby County, Alabama, north of the paved public road, less and except that part previously conveyed to Glascox and that part previously conveyed to Jim Walter, the remainder of which is described thusly; from the N.E. corner of said 1/4-1/4 section, run Westerly along the north 1/4-1/4 line for 293.1 feet to the NW corner of Glascox lot, and the beginning point of subject lot; from said point, continue said course 266.43 feet to the NE corner of Jim Walter lot; thence deflect left 64° 15' and run along the east line of said Jim Walter lot for 316.85 feet to the north right of way line of the above mentioned paved public road; thence run easterly along said right of way line to the S.W. corner of said Glascox lot; thence run northerly along the west line of Glascox lot 302.2 feet, back to the beginning point, containing 2.32 acres, more or less.

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 12th

day of October, 1989

WITNESS:

STATE OF ALA. SHELBY CO.

I CERTIFY THIS

INSTRUMENT WAS FILED

89 OCT 12 PM 3:44

STATE OF ALABAMA
SHELBY COUNTY

JUDGE OF PROBATE

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Thomas Wayne Lee and wife, Jacqueline L. Lee 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 12th day of October, A.D., 1989.

Paula R. Thompson

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Due TAX \$0
Dec 2.50
Jud 3.00
Ext 1.00
7.00