

This instrument was prepared by

Harrison, Conwill, Harrison & Justice

P. O. Box 557
Columbiana, Alabama 35051

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

500.00

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, (herein

W. M. Clinkscales and wife, Lounell Clinkscales

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

Michael D. Clinkscales and Tammy S. Clinkscales

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

Shelby

County, Alabama to-wit:

Commence at the Southeast corner of the NE $\frac{1}{4}$ of the NW $\frac{1}{4}$, Section 14, Township 18 South, Range 2 East; thence run North 04 deg. 54 min. 04 sec. West for 164.80 feet; thence run North 86 deg. 15 min. 47 sec. West for 162.21 feet to the point of beginning; thence continue along last said course for 993.26 feet to the Easterly right-of-way line of Shelby County # 57; thence run North 25 deg. 06 min. 04 sec. East along said road right-of-way line for 131.01 feet; thence run North 32 deg. 15 min. 42 sec. East along said road right-of-way line for 138.09 feet; thence run North 37 deg. 40 min. 56 sec. East along said road right-of-way line for 98.76 feet; thence run North 40 deg. 09 min. 21 sec. East along said road right-of-way line for 117.73 feet; thence run South 86 deg. 15 min. 47 sec. East for 504.55 feet; thence run South 27 deg. 01 min. 33 sec. East for 488.77 feet to the point of beginning. Containing 7.38 acres.

Grantees' address:

Route 1, Box 183
Vincent, Alabama 35178

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, we have hereunto set our hands(s) and seal(s), this 2nd day of March, 19 90.

WITNESS:

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
90 MAR 5 AM 8:37

x W. M. Clinkscales (Seal)
W. M. Clinkscales -
x Lounell Clinkscales (Seal)
Lounell Clinkscales (Seal)

STATE OF ALABAMA
SHELBY COUNTY
JUDGE OF PROBATE

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that W. M. Clinkscales and wife, Lounell Clinkscales 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 2nd day of March, A. D., 19 90.

William R. Justice
Notary Public.

1. Dead Tax \$.50
2. Mtg. Tax \$
3. Recording Fee \$ 3.50
4. Indexing Fee \$ 3.00
5. No Tax Fee \$
Certified Fee \$ 1.00