

SEND TAX NOTICE TO:

(Name) Danny Wade Smith  
210 Mildred Street  
 (Address) Columbiana, Alabama 35051

This instrument was prepared by

(Name) Mike T. Atchison, Attorney at Law  
Post Office Box 822  
 (Address) Columbiana, Alabama 35051

Form 1-1-4 Rev. 1/53

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 Twenty-Five Thousand and no/100 DOLLARS

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

Bobbie Jean Ray, a married woman, and Thelma Lee Garrett, an unremarried widow

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

Danny Wade Smith and wife, Angela Elizabeth Smith

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

Shelby County, Alabama to-wit:

The South 150 feet of Lot No. 50, according to W. J. Horsley's Map of the Town of Columbiana, Alabama, which is more particularly described as follows: Commencing at the point of intersection of the North margin of Mildred Street with the West line of Section 25, Township 21, Range 1 West, and run thence in an Easterly direction along the North margin of Mildred Street a distance of 354 feet and 7 inches to the Southeast corner of Lot No. 51 for a point of beginning; run thence in an Easterly direction along the North margin of Mildred Street a distance of 75 feet, more or less, to the Southwest corner of Lot 52-A, formerly known as the A.C. Carter Lot; run thence in a Northerly direction along the Western margin of said lot 52-A, being the Leon Dorough Lot, 150 feet; run thence in a Westerly direction and parallel with the North margin of Mildred Street 75 feet, more or less, to the Western margin of said Lot 50 and the East margin of said Lot 51, the last named Lot known as the Mrs. Sue Bird lot; run thence in a Southerly direction along the Eastern margin of said Lot 51, the Mrs. Sue Bird lot, 150 feet to the point of beginning. Being part of the SW 1/4 of NW 1/4 of Section, Township 21, Range 1 West, Shelby County, Alabama.

\$24,000.00 of the above recited purchase price was paid from a mortgage recorded simultaneously herewith.

Thelma Lee Garrett joins in this conveyance to convey the life estate interest in caption lands previously reserved to her.

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 seals, this 6th

day of September, 19 91

WITNESS  
 91 SEP 10 AM 8:47

STATE OF ALABAMA

SHELBY COUNTY

(Seal)  
 (Seal)  
 1. Bond Fee 1.00  
 2. Notary Fee 1.00  
 3. Recording Fee 3.50  
 4. Indexing Fee 3.00  
 5. Notary Fee 1.00  
 6. Certified Fee 1.00  
 Total 11.00

Bobbie Jean Ray (Seal)  
Bobbie Jean Ray (Seal)  
Thelma Lee Garrett (Seal)  
Thelma Lee Garrett

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Bobbie Jean Ray and Thelma Lee Garrett whose names 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 6th day of September, A. D., 19 91

✓ Mike