

SEND TAX NOTICE TO:

(Name) James Francis Williams
2915 Cahaba Valley Road
(Address) Pelham, Alabama 35124

This instrument was prepared by

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

75.00
32.00

Form 1-1.5 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,

That in consideration of TWENTY-FIVE THOUSAND, FIVE HUNDRED AND NO/100 (\$25,500.00) DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
Fred Wayne Horton, a married man

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

James Francis Williams and Kay F. Wilson

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

Shelby County, Alabama to-wit:

All that part of the W 1/2 of NW 1/4, Section 20, Township 21 South, Range 1 West, Shelby County, Alabama, which lies South of Highway #26 and North of Big Creek. LESS AND EXCEPT THAT PORTION LYING WEST OF ATCHISON TRACE.

All that part of the E 1/2 of NW 1/4, Section 20, Township 21 South, Range 1 West, Shelby County, Alabama, which lies South of Highway #26 and North of Big Creek.

All that part of the W 1/2 of NE 1/4, Section 20, Township 21 South, Range 1 West, Shelby County, Alabama, which lies South of Highway #26 and North of Big Creek.

Situated in Shelby County, Alabama.

THIS PROPERTY CONSTITUTES NO PART OF THE HOMESTEAD OF THE GRANTOR, OR OF HIS SPOUSE.

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, I have hereunto set my hand(s) and seal(s), this 27th day of March, 1992

WITNESS:

(Seal)
(Seal)
(Seal)

Fred Wayne Horton (Seal)
(Seal)
(Seal)

STATE OF ALABAMA }
SHELBY COUNTY }

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Fred Wayne Horton, a married man whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 27th day of March, A.D., 1992

Janet F. Benson
Notary Public.

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Mike A