

This instrument was prepared by
(Name) J. Michael Joiner
(Address) PO Box 1012, Alabaster, AL 35007

Send Tax Notice To: William R. Gammon
name
255 Hwy 54
address
Montevallo, AL 35115

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP LAND TITLE COMPANY OF ALABAMA

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Sixty-Five Thousand and 00/100----- (\$65,000.00) DOLLARS

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

Ronnie D. Norris and wife, Dinah L. Norris
(herein referred to as grantors) do grant, bargain, sell and convey unto
William R. Gammon and wife, Mary F. Gammon

(herein referred to as GRANTEES) as joint tenants with right of survivorship, the following described real estate situated in _____
Shelby County, Alabama to-wit:

Legal description attached as "Exhibit A" and incorporated herein by reference.

\$55,000.00 of the above referenced purchase price has been paid by a mortgage loan closed simultaneously herewith.

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 15th day of April, 19 92.

WITNESS:

(Seal)

(Seal)

(Seal)

Ronnie D. Norris (Seal)
Ronnie D. Norris
Dinah L. Norris (Seal)
Dinah L. Norris

(Seal)

STATE OF ALABAMA

Shelby COUNTY

General Acknowledgment

I, J. Michael Joiner, a Notary Public in and for said County, in said State, hereby certify that Ronnie D. Norris and wife Dinah L. Norris whose name 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 15th day of April A. D., 19 92

J. Michael Joiner
Notary Public.

Exhibit "A"

04/17/1992-4858
10:20 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE

A tract of land situated in the Northwest Quarter of the Southwest Quarter of Section 2, Township 22 South, Range 4 West, Shelby County, Alabama and being more particularly described as follows: Commence at the Southwest corner of said Northwest Quarter of the Southwest Quarter; thence East along the South line thereof a distance of 243.06 feet to the Point of Beginning; thence continue East along said South line a distance of 1075.55 feet to the Southeast corner of said Quarter-Quarter Section, said corner being a mark on a Rock; thence an angle left of 90 degrees 25 minutes 20 seconds and run North along the East line of said Quarter-Quarter Section a distance of 1038.47 feet to a point 305.0 feet South along Quarter-Quarter line from the Northeast corner thereof, said point being the Southeast corner of Jim Lee Fancher property; thence an angle left of 90 degrees 19 minutes 44 seconds and run West along the South line of Jim Lee Fancher property and parallel to the North line of said Quarter-Quarter Section a distance of 480.0 feet; thence an angle right of 90 degrees 19 minutes 44 seconds and run North along the Jim Lee Fancher property line and parallel to the East line of said Quarter-Quarter Section, a distance of 200.0 feet; thence an angle left of 90 degrees 19 minutes 44 seconds and run West along Jim Lee Fancher Property line and parallel to the North line of said Quarter-Quarter Section, a distance of 440.40 feet to the Southeast right-of-way line of the Eddings Town Public Road or County Road No. 54; thence an angle left of 58 degrees 38 minutes 44 seconds to tangent of a curve in right-of-way line, said curve having a radius of 572.96 feet and subtending a central angle of 12 degrees 57 minutes 44 seconds; thence run Southwest along the arc of said curve in right-of-way a distance of 129.62 feet to a point; thence on tangent to curve run Southwest along a straight line in right of way, a distance of 21.4 feet to the Northeast corner of the Newt and Maud Harper property as designated and noted as a flat iron stake by a survey by W.M. Varnon, Alabama L.S. Reg. No. 9324, dated September 12, 1985; thence an angle left of 55 degrees 48 minutes according to W.M. Varnon survey and run Southeast along said W.M. Varnon survey line a distance of 630 feet; thence an angle right of 55 degrees 48 minutes according to W.M. Varnon survey and run Southwest and parallel to the Southeast right-of-way line of the Eddings Towns Public Road a distance of 188.6 feet; thence an angle right of 124 degrees 12 minutes and run Northwest along the Southwest line of the Newt and Maud Harper property according to the W.M. Varnon survey, a distance of 630 feet to the Southwest right of way line of the Eddings Towns Public Road; thence an angle left of 124 degrees 12 minutes and run Southwest along said right of way line a distance of 62.35 feet to the Northeast corner of the Mack Crenshaw property, said corner being 210.0 feet Northeast along said right of way line of the Northeast corner of the Tomie Pickett property; thence an angle left of 55 degrees 48 minutes and run Southeast along the Northeast line of the Mack Crenshaw property and parallel to the Newt and Maud Harper property a distance of 840 feet thence an angle right of 55 degrees 48 minutes and run Southwest and parallel to the Southeast line of the Eddings Towns Public Road and along the Southeast line of the Mack Crenshaw and Melvin L. Kendrick property a distance of 137.86 feet to the point of beginning.

All being situated in Shelby County, Alabama.

Subject to existing easements, taxes, restrictions, set-back lines, rights of way, limitations, if any, of record.

Signed for identification: Ronnie D. Norris Dinah L. Norris
Ronnie D. Norris Dinah L. Norris