

(Name) Clay D. Courtney

(Address) 1760 Old Hwy 280  
Chelsea, AL 35043

This instrument was prepared by  
**ALAN BURDETTE, ATTORNEY**  
12 - 24th Ave. N.W.  
BIRMINGHAM, AL 35215

(Address) \_\_\_\_\_  
FM No. ATC 27 Rev. 5/82  
WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - ALABAMA TITLE CO., INC., Birmingham, AL.

STATE OF ALABAMA }  
SHELBY COUNTY } KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Five Thousand and no/100 (\$5,000.00) ----- DOLLARS

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

V. R. DAVIS AND WIFE BERNICE DAVIS

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

Clay D. Courtney AND WIFE PAULINE A. Courtney

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

SHELBY County, Alabama to-wit:

SEE ATTACHED EXHIBIT "A"

05/05/1992-7260  
04:12 PM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
002 MCD 14.00

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 24TH

day of APRIL, 19 92.

WITNESS:

Janice Utter (Seal)  
Janice Utter (Seal)  
\_\_\_\_\_  
(Seal)

V. R. Davis (Seal)  
V. R. DAVIS  
Bernice Davis (Seal)  
BERNICE DAVIS  
\_\_\_\_\_  
(Seal)

STATE OF ALABAMA }  
\_\_\_\_\_  
COUNTY }

I, THE UNDERSIGNED, a Notary Public in and for said County, in said State,  
hereby certify that V. R. DAVIS AND WIFE BERNICE DAVIS  
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 24TH day of APRIL, A.D., 19 92  
My commission expires 7-23-94 Janice Utter)

A part of the East 1/2 of the Northwest 1/4 of the Section 26 ,  
Township 19 South, Range 1 West, particularly described as follows:  
Begin at the point of intersection of the West line of the East 1/2  
of said Northwest 1/4 of Section 26, Township 19 South, Range 1 West  
with the North line of Florida Short Route Highway; thence North along  
said West line of said East 1/2 a distance of 1050 feet; thence East  
and parallel with the North line of said Highway 262.5 feet; thence  
South 3 deg. 30 min. East 518.11 feet, more or less, to a settlement  
road; thence Southerly and along said settlement road a distance of  
591 feet, more or less, to a point on the North line of the Florida  
Short Route Highway at a point 150.5 feet East of the point of  
beginning of the property herein conveyed; run thence West along the  
North line of said Highway a distance of 150.5 feet to the point of  
beginning; being situated in Shelby County, Alabama.

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