

This instrument was prepared by
(Name) Joseph E. Spradling
(Address) 3021 Lorna Road, suite 100, Birmingham, Al. 35216
Send Tax Notice To: Sandy & Ronald Andrews
name 612 9th Court S W
address Alabaster, Al. 35007

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP STEWART TITLE OF BIRMINGHAM, INC.

STATE OF ALABAMA
JEFFERSON COUNTY
KNOW ALL MEN BY THESE PRESENTS,
That in consideration of EIGHT THOUSAND AND 00/100 DOLLARS
to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
JOE B. BRANTLEY, and wife, CAROLYN J. BRANTLEY
(herein referred to as grantors) do grant, bargain, sell and convey unto
SANDY E. ANDREWS, and husband RONALD L. ANDREWS
(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 LEGAL DESCRIPTION ON ATTACHED EXHIBIT "A"

Subject to :
1992 taxes not yet due and payable
Mining and mineral rights
Restrictions, easements and rights of way of record.

\$7,000.00 of the Purchase Price recited above was paid from a
Purchase Money Mortgage filed simultaneously herewith.

Inst # 1992-25751
11/04/1992-25751
01:40 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 NJS 10.00

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 12th
day of September, 19 92.

WITNESS:
_____(Seal)
_____(Seal)
_____(Seal)
Joe B. Brantley (Seal)
JOE B. BRANTLEY
Carolyn J. Brantley (Seal)
CAROLYN J. BRANTLEY (Seal)

STATE OF ALABAMA
JEFFERSON COUNTY
General Acknowledgment
JUDITH JONES GARRETT, a Notary Public in and for said County, in said State,
hereby certify that JOE B. BRANTLEY, and wife, CAROLYN J. BRANTLEY
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 12th day of September A. D., 19 92
Judith Jones Garrett
JUDITH JONES GARRETT
Notary Public.

EXHIBIT "A"

A parcel of land in the SE 1/4 of the SW 1/4 of Section 8, Township 21 South, Range 3 West, described as follows:

Commence at the northwest corner of the SE 1/4 of the SW 1/4 of Section 8, Township 21 South, Range 3 West, Shelby County, Alabama and run thence southerly along the west line of said quarter-quarter section a distance of 924.02' to a point; Thence turn 89°59'58" left and run easterly a distance of 384.56' to the point of beginning of the property being described; Thence turn 0°23'03" left and run easterly a distance of 59.0' to a point; Thence turn 90°52'12" right and run southerly a distance of 291.65' to a point on the northerly right of way line of the railroad right of way in a curve to the left; Thence turn 99°35'15" left to chord and run northeasterly along the chord of said railroad curve a distance of 106.09' to the P.T. of said curve; Thence turn 3°42'46" left from chord and continue northeasterly along said right of way line a tangent distance of 49.15' to a point; Thence turn 77°44'20" left and run northerly a distance of 463.36' to a point on the south margin of Shelby County highway No. 270; Thence turn 88°26'24" left and run northwesterly along said margin of said road a distance of 76.87' to the P.C. of a curve to the right; Thence turn 8°41'04" right to chord and run northwesterly along the chord of said curve a chord distance of 128.12' to a point; Thence turn 100°11'49" left from chord and run southerly a distance of 224.87' to the point of beginning, containing 2.0 acres more or less and marked on the corners with steel rebar pins.

Inst # 1992-25751

11/04/1992-25751
01:40 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE