

SEND TAX NOTICE TO:

(Name) Jackie E. Snyder and Mamie R. Snyder
(Address) P.O. Box 1
Vincent, Alabama 35178

This instrument was prepared by

(Name) Wallace, Ellis, Fowler & Head
(Address) Columbiana, Alabama 35051

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 ONE THOUSAND & NO/100 (\$1,000.00) DOLLARS

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

Howard E. Elliott and wife, Frances H. Elliott

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

Jackie E. Snyder and wife, Mamie R. Snyder

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

Shelby County, Alabama to-wit:

From the intersection of the South right of way line of the Farm to Market Road and being Shelby County Highway No. 83, with the Northwest corner of the NW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 15, Township 19, Range 2 East, go South along East right of way line of Farm to Market Road (Phillips Drive) a distance of 315 feet to a point, being the point of beginning of land herein described; thence continue along said right of way a distance of 242 feet to a point; thence East a distance of 210 feet to a point; thence in a Northwesterly direction a distance of 242 feet to a point (said point being the Southeast corner of Jackie E. and Mamie Ruth Snyder property); thence West 210 feet to the point of beginning. Said parcel of real estate being situated in the Town of Vincent, Alabama in the NW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 15, Township 19, Range 2 East, and being one acre, more or less.

Inst # 1993-00364

01/06/1993-00364
10:25 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 KCD 7.50

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 5th day of January, 19 93.

WITNESS:

(Seal)

(Seal)

(Seal)

Howard E. Elliott (Seal)
(Howard E. Elliott)
Frances H. Elliott (Seal)
(Frances H. Elliott)

(Seal)

STATE OF ALABAMA }
SHELBY COUNTY }

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Howard E. Elliott and wife, Frances H. Elliott 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 5th day of January, A. D., 19 93

Pat

Dianne Smith
My commission expires 8-19-96
Notary Public