

SEND TAX NOTICE TO:

(Name) James Holcombe
16895 Highway 25
(Address) Columbiana, Alabama 35051

This instrument was prepared by

(Name) Mike T. Atchison, Attorney
Post Office Box 822
(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 \$3,000.00 DOLLARS

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

Mary Doss and husband, Joel Doss

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

James Holcombe and Ruby Holcombe

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

County, Alabama to-wit:

Commence at the Northeast corner of the NW 1/4 of Section 5, Township 22 South, Range 1 West, according to a survey by Frank W. Wheeler, R.L.S. No. 3385, dated 9-6-1979, for Jimmy Holcombe; thence run South 65 degrees 11 minutes West for 209.35 feet; thence run South 44 degrees 53 minutes West for 2168.61 feet to a railroad spike found, in accordance with aforementioned Wheeler survey, said point being on the Northwest right of way line of Alabama Highway No. 25; and said point being the point of beginning of the parcel herein described; thence continue along the last described course, being along the Northwest right of way line of Alabama Highway No. 25, for 375.18 feet to a point; thence turn an angle of 112 degrees 20 minutes 06 seconds to the right and run 101.39 feet to a point; thence turn an angle of 22 degrees 20 minutes 34 seconds to the right and run 386.37 feet to a point, being a point on the Southwest boundary line of property previously surveyed by Frank Wheeler (See Wheeler survey of 9-6-79); thence turn an angle of 125 degrees 19 minutes 20 seconds to the right and run 374.21 feet to the point of beginning.

Said parcel of land is lying in the SW 1/4 of the NW 1/4, Section 5, Township 22 South, Range 1 West, Shelby County, Alabama. Inst # 1993-00521

According to survey of John Gary Ray, RLS. #12295, dated December, 1992.

01/07/1993-00521
10:00 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 9.50

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 6
day of January, 1993

WITNESS:

(Seal)

(Seal)

(Seal)

Mary Doss (Seal)
Mary Doss

(Seal)
Joel C. Doss (Seal)
Joel Doss

STATE OF ALABAMA
SHELBY

COUNTY }

I, the undersigned authority, a Notary Public in and for said County, in said State,
hereby certify that Mary Doss and husband, Joel Doss
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 6 day of January, A. D., 1993

Martina Z. Wilder

Notary Public.