



JEFFERSON TITLE CORPORATION
P.O. Box 10481 • Birmingham, AL 35201 • (205) 328-8020

SEND TAX NOTICE TO:
Byron Davis
2627 Spring Creek Road
Montevallo, AL 35115

This instrument was prepared by

(Name) Whaley & Grimes, P. C.

(Address) 244 West Valley Avenue, Suite 200-A
Birmingham, AL 35209

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA

JEFFERSON COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Hundred Fifty Thousand and no/100*****DOLLARS

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

Willard G. Hood and wife, Barbara Anne Hood
(herein referred to as grantors) do grant, bargain, sell and convey unto
Byron Davis and wife, Rheta R. Davis

(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"

Mineral and mining rights excepted.

Subject to easements, rights of way, reservations, agreements, and restrictions and set back lines of record.

\$135,000.00 of the purchase price recited above was paid from mortgage loans closed simultaneously herewith.

Inst # 1993-08684

03/31/1993-08684
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SHELBY COUNTY JUDGE OF PROBATE
002 HCD 24.00

TO HAVE AND TO HOLD to the said GRANTEES as joint tenants with right of survivorship.

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
March day of 1993

WITNESS:

(Seal) Willard G. Hood (Seal)
(Seal) Barbara A. Hood (Seal)
(Seal) _____ (Seal)

STATE OF ALABAMA

JEFFERSON COUNTY

General Acknowledgment

I, William D. Nichols, a Notary Public in and for said County, in said State, hereby certify that Willard G. Hood and wife, Barbara Anne Hood 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 March A.D., 19 93

[Signature]
Notary Public

EXHIBIT A

Description of Mortgaged Property

PARCEL I

Commence at the SW corner of the SE1/4 of the SW1/4 of Section 14, Township 22 South, Range 3 West; thence run North along the West line of said 1/4-1/4 for 908.06 feet to a fence and the point of beginning; thence 135'28'40" right run southeasterly along said fence for 251.6 feet to the northwesterly r/w of Shelby County Highway #12; thence 93'41'34" left run northeasterly along said r/w for 27.90 feet; thence 92'40' left run 251.35 feet to the point of beginning; thence 30'00'50" right run 720.0 feet to the south bank of Spring Creek; thence 107'10'35" left along said creek for 127.64 feet to a fence; thence 82'46'10" left run southeasterly along said fence for 683.88 feet; thence 13'42'32" left run 9.55 feet to the point of beginning. Containing 1.1 acres.

PARCEL II

Commence at the SW corner of the SE1/4 of the SW1/4 of Section 14, Township 22 South, Range 3 West; thence run North along the West line of said 1/4-1/4 for 908.06 feet to a fence and the point of beginning; thence 135'28'40" right run southeasterly along said fence for 251.60 feet to the northwesterly r/w of Shelby County Highway #12; thence 93'41'34" left run northeasterly along said r/w for 328.71 feet to a curve to the left (having a radius of 3565.67 feet); thence continue along said r/w and curve for 312.45 feet; thence 81'36'34" left from tangent of said curve run northwesterly for 795.10 feet to the South bank of Spring Creek; thence 103'47'12" left run southwesterly along said creek for 139.9 feet; thence 10'03'46" right continue along said creek for 209.39 feet; thence 10'31'30" right continue along the bank of said creek for 127.64 feet to a fence; thence 82'46'10" left run southeasterly along said fence for 683.88 feet; thence 13'42'32" left run 9.55 feet to the point of beginning. Containing 11.88 acres.

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