

SEND TAX NOTICE TO:

(Name) _____

(Address) 2501 Co Rd 39

Chelsea, AL

35043

Inst * 1993-08969

04/02/1993-08969
02:32 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
1001 RED

This instrument was prepared by

(Name) WILLIAM A. PARKER, ATTORNEY

(Address) 5661 10TH AVENUE SOUTH, BIRMINGHAM, AL 35222

CORPORATION FORM WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - ALABAMA TITLE CO., INC., Birmingham, AL.

STATE OF ALABAMA

COUNTY OF SHELBY

} KNOW ALL MEN BY THESE PRESENTS.

That in consideration of FIFTY THOUSAND AND NO/100 DOLLARS (\$50,000.00)

to the undersigned grantor, COMPUTER INFORMATION SYSTEMS, INC.

(herein referred to as GRANTOR), in hand paid by the GRANTEEES herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto JOHN F. PALMER AND STEPHANIE PALMER

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

A part of the NE 1/4 of the NW 1/4, and the NW 1/4 of the NE 1/4, Section 34, Township 19 South, Range 1 West, Shelby County, Alabama, more particularly described as follows: Commence at the Northeast corner of the NE 1/4 of the NW 1/4, Section 34, Township 19 South, Range 1 West, Shelby County, Alabama, and run thence Easterly along the North line of the NW 1/4 of the NE 1/4, Section 34, Township 19 South, Range 1 West, a distance of 108.75 feet to a point; thence turn an angle of 111 degrees 34 minutes to the right and run Southwesterly a distance of 249.56 feet to the point of beginning of the property being described; thence turn an angle of 119 degrees 21 minutes right and run Northwesterly a distance of 161.23 feet to a point; thence turn an angle of 93 degrees 48 minutes 50 seconds to the left and run Southwesterly along the North edge of creek a distance of 135.75 feet to a point on the East right-of-way line of Shelby County Highway No. 47; thence turn an angle of 86 degrees 11 minutes 10 seconds left and run along said right-of-way line a distance of 145.45 feet to a point; thence turn an angle of 90 degrees 00 minutes right and run along said right-of-way distance of 10.0 feet to a point; thence turn an angle of 90 degrees 00 minutes left and run along said right-of-way line a distance of 28.0 feet to a point; thence turn an angle of 90 degrees 00 minutes left and run Northeasterly a distance of 145.45 feet to a point; thence turn an angle of 90 degrees 00 minutes left and run Northwesterly a distance of 21.24 feet to the point of beginning. LESS AND EXCEPT any part of creek that belongs in the public domain. Being situated in Shelby County, Alabama.

Subject to easements and restrictions of record.

Mineral and mining rights excepted.

Part of the consideration for this conveyance is a purchase money mortgage in the amount of \$50,000.00.

TO HAVE AND TO HOLD Unto the said GRANTEEES 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 said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEEES, their heirs and assigns, that is lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise noted above, that it has a good right to sell and convey the same as aforesaid, and that it will and its successors and assigns shall, warrant and defend the same to the said GRANTEEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its ----- President,
who is authorized to execute this conveyance, has hereto set its signature and seal, this the

day of September 19 92

ATTEST:

William H. Palmer
WILLIAM H. PALMER
Secretary

By JEAN A. PALMER
JEAN A. PALMER
President

STATE OF ALABAMA
COUNTY OF SHELBY

I, THE UNDERSIGNED
State, hereby certify that JEAN A. PALMER

a Notary Public in and for said County in said

whose name as ----- President of COMPUTER INFORMATION SYSTEMS, INC.
a corporation, is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, he, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal, this the

21 day of SEPTEMBER 1992

Robert Andrew Shomaker
Notary Public