

This instrument was prepared by

Harrison, Conwill, Harrison & Justice

P. O. Box 557

Columbiana, Alabama 35051

\$5.00

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One and no/100----- DOLLAR
and the creation of joint ownership

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

Roberta McGraw and Mary Frances McGraw

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

Roberta McGraw and Mary Frances McGraw

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

Shelby

County, Alabama to-wit:

A lot or parcel of land situated in the NE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 1, Township 19 South, Range 2 East, more particularly described as follows: Commence at the Northeast corner of the above said $\frac{1}{4}$ - $\frac{1}{4}$; thence run South 16 deg. 30 min. West 63.37 feet to a point in the centerline of Plantation Pipe Line; thence run South 89 deg. 13 min. West along the centerline of said pipe line for a distance of 558.4 feet to the point of beginning; thence continue along same line for a distance of 275.6 feet; thence run South 45 deg. 19 min. East for a distance of 197.5 feet; thence run North 43 deg. 41 min. East for a distance of 197.07 feet to the point of beginning.

LESS AND EXCEPT any road right-of-ways of record.

Grantees' address:

120 Cottage Grove
Vincent, Alabama 35178

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 hands(s) and seal(s), this 2nd
day of July, 19 93.

WITNESS:

(Seal)

(Seal)

(Seal)

Roberta McGraw (Seal)
Roberta McGraw

Mary Frances McGraw (Seal)
Mary Frances McGraw

(Seal)

STATE OF ALABAMA

Shelby COUNTY

General Acknowledgment

I, _____, the undersigned authority, a Notary Public in and for said County, in said State,

hereby certify that Roberta McGraw and Mary Frances McGraw

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 2nd day of July, A. D., 19 93

Form 31-A

07/02/1993-19509
11:43 AM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE

001 MCB 9.00

Notary Public

Inst # 1993-19509